# \$5,999,000 - 4200 Rivercrest Dr, Austin

MLS® #9367073

\$5,999,000

0 Bedroom, 0.00 Bathroom, Land / Farm on 0.63 Acres

Aqua Verde, Austin, TX

PERMITTED PLANS for 7,500+/- sqft HOME **DESIGNED BY A PARALLEL** ARCHITECTURE â€" VALUE IS IN THE LAND WITH OVER +/- 230' OF LAKE **AUSTIN WATERFRONT WITHIN THE** PRESTIGIOUS EANES ISD. This offers a unique opportunity to build your dream home in a prime location known for its top-rated schools, tranquil surroundings, and luxurious lifestyle amenities. This incredible property on Rivercrest Drive is a prime build site â€" for which A Parallel Architecture has designed concept plans for a remarkable modern home. The luxurious home will feature floor-to-ceiling panoramic windows, multiple observation decks, a pool deck and outdoor kitchen, and a boat house. From the architects at A Parallel Architecture, we find extraordinary concepts for a home specifically designed for 4200 Rivercrest Drive. Dramatically bridging between a wooded cliff side and the shore of Lake Austin, this 7500+sf home spreads out over four levels to create a wide variety of indoor and outdoor living experiences. The slender profile of the building affords 180-degree lake-front views to all living spaces while facilitating abundant daylighting and cross-ventilation at every level. The home's design has an open floor, gourmet kitchen, several spaces for living and entertaining, a primary wing, and a double-height deck. The lake-level features a game room, storage, and an expansive covered outdoor area with a kitchen, fireplace,







seating area, recreational lawn, pool, spa and boat house. The house and boat dock are fully permitted by the City of Austin. The project is construction-ready, which saves a buyer years of City approval time. The cost to build the permitted house and dock plans is not included in the list price. All information contained herein deemed reliable but not guaranteed. Tax and assessed values are estimates for illustration purposes only. All figures should be independently verified.

#### **Essential Information**

MLS® # 9367073

Price \$5,999,000

Bathrooms 0.00 Acres 0.63

Type Land / Farm

Sub-Type Unimproved Land

Status Active

#### Water Feature/View

View Lake, River, Lake Austin

Is Waterfront Yes

Water Body Lake Austin

# **Community Information**

Address 4200 Rivercrest Dr

Area 8W

Subdivision Agua Verde

City Austin
County Travis
State TX

Zip Code 78746

## **Amenities**

Utilities Electricity Available

Features None

#### **Exterior**

Exterior Features See Remarks

Lot Description Trees Large Size, Trees Medium Size, Level, Moderate Trees, Rolling

Slope, See Remarks, Sloped Down

## **School Information**

District Eanes ISD
Elementary Bridge Point
Middle Hill Country
High Westlake

#### **Additional Information**

Date Listed May 31st, 2024

Days on Website 373

Days on Market 411

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