

# \$450,000 - 102 Gallia Dr 3, Austin

MLS® #9884125

**\$450,000**

2 Bedroom, 2.00 Bathroom, 1,499 sqft

Residential on 0.08 Acres

Townhomes At Tuscan Village, Austin, TX

Don't miss your chance to claim this well-located, all single level condo in the active and secure over 55 community of Tuscan Village. Highly sought after for its leisure-focused, close-knit community, Tuscan Village offers numerous amenities like organized resident activities, cluster mailboxes, pickleball court, indoor/outdoor pool, fitness center, putting green and fob accessed entry to all amenities. This Gallia Townhome offers 2 spacious bedrooms, and 2 full baths, including a primary bath with a double vanity and sit-in shower. The primary bedroom also has an incredibly spacious walk-in closet with great separation from the second bedroom. The secondary bedroom has a full bath with a shower/tub combination and has great natural light from the tall windows overlooking the front courtyard. The well-appointed kitchen with a granite island is perfect for entertaining, complete with stainless steel appliances, including a refrigerator, cooktop, dishwasher, and microwave. The open concept floorplan offers an oversized living room where one can plan dining, living and game areas if desired. The unit also offers ample storage with a plentiful pantry and dedicated laundry room housing your washer, and dryer and offering several built-in cabinet storage options. Upgraded finishes include soaring ceilings throughout, a beautiful tile backsplash in the kitchen, a private outdoor courtyard offering garden or lounge space, and designer paint and crown



molding. Located in an ideal setting, this vibrant and exciting community is near Lakeway Library, Baylor Scott and White Hospital, numerous area restaurants, grocery stores, walking trails, galleria shopping, golf courses, and Lake Travis water fun. Tax and assessed values are estimates for illustration purposes only. All figures should be independently verified.

Built in 2015

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | 9884125     |
| Price          | \$450,000   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,499       |
| Acres          | 0.08        |
| Year Built     | 2015        |
| Type           | Residential |
| Sub-Type       | Condominium |
| Status         | Active      |

**Water Feature/View**

|      |      |
|------|------|
| View | None |
|------|------|

**Community Information**

|             |                             |
|-------------|-----------------------------|
| Address     | 102 Gallia Dr 3             |
| Area        | LS                          |
| Subdivision | Townhomes At Tuscan Village |
| City        | Austin                      |
| County      | Travis                      |
| State       | TX                          |
| Zip Code    | 78734                       |

**Amenities**

|           |  |
|-----------|--|
| Utilities | Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected |
|-----------|--|

|              |   |
|--------------|---|
| Features     | Clubhouse, Community Mailbox, Gated, Pool, Tennis Court(s), Business Center, Fitness Center, Kitchen Facilities |
| Parking      | Garage, Attached  |
| # of Garages | 2   |

### Interior

|              |  |
|--------------|--|
| Interior     | Carpet, Tile, Wood, Stone  |
| Appliances   | Cooktop, Dishwasher, Microwave, Stainless Steel Appliance(s), Disposal, Refrigerator |
| Heating      | Central  |
| # of Stories | 1  |
| Stories      | One  |

### Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Uncovered Courtyard |
| Lot Description   | None                |
| Roof              | Tile                |
| Construction      | See Remarks         |
| Foundation        | Slab                |

### School Information

|            |                 |
|------------|-----------------|
| District   | Lake Travis ISD |
| Elementary | Lakeway         |
| Middle     | Hudson Bend     |
| High       | Lake Travis     |

### Additional Information

|                 |                 |
|-----------------|-----------------|
| Date Listed     | March 5th, 2025 |
| Days on Website | 222             |
| Days on Market  | 212             |
| HOA Fees        | 591             |
| HOA Fees Freq.  | Monthly         |
| Gated Community | Yes             |

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