

\$487,000 - 101 Bluebird Circle , Highland Haven

MLS® #00101

\$487,000

3 Bedroom, 2 Bathroom, 1,948 sqft

Residential on 0.45 Acres

Highland Haven, Highland Haven, Texas

Perfectly placed just 0.2 miles away from Dove Park, this exquisite property offers you an unrivaled gateway to the serene waters of Lake LBJ through its convenient access through the public boat ramp. It's the epitome of lake living without the traditional waterfront price tag! Sitting on a spacious 0.45-acre lot, this home boasts a host of impressive features. The charming exterior welcomes you with a wrap-around front porch, perfect for enjoying the outdoors. Landscaping and well-tended flower beds enhance the curb appeal, while raised garden beds with a drip system cater to green thumbs. The detached two-car garage features a covered walkway and a climate-controlled hobby area accompanied by a workshop area boasting shelving and an overhead door to store lawn equipment. Indoors, a well-designed split floor plan with an open layout offers both space and functionality. The formal dining room is abundant natural light is perfect for hosting elegant dinners as it seamlessly connects to the gourmet kitchen, equipped with dual built-in ovens and appliances which are all complimented by the granite countertops. Moving through the breakfast area is the cozy living room, featuring a wood burning fireplace accompanied by built-in bookshelves adding a touch of charm to the space. From here you can access the back patio or move into the Owner's Suite, which is a retreat with a coffered ceiling and a luxurious en suite bathroom that includes dual vanity sinks, a



jetted soaker tub, and a spacious walk-in shower. The large closet offers built-in cabinetry and ample shelving. Down the hall you have two additional bedrooms that feature walk-in closets with shelving and hanging racks and expansive windows for abundant natural light. Delight in entertaining friends and family on your expansive back patio and lawn, all shaded by the graceful canopy of mature trees. Here, you can savor the pleasures of lakeside living without the hefty price tag of a waterfront property, thanks to the seamless connection to the shores of Lake LBJ through Dove Park!

Built in 2001

Essential Information

MLS® #	00101
Price	\$487,000
Bedrooms	3
Bathrooms	2
Square Footage	1948
Acres	0.45
Year Built	2001
Type	Residential
Status	Sold

Community Information

Address	101 Bluebird Circle
Subdivision	Highland Haven
City	Highland Haven
State	Texas
Zip Code	78654

Amenities

Features	Dishwasher, Fenced Yard, Fireplace, Hardwood Floors, Living Room, Microwave
# of Garages	2

Interior

Stories 1

Exterior

Lot Description 0.45

School Information

District	Marble Falls ISD
Elementary	Highland Lakes Elementary
Middle	Marble Falls
High	Marble Falls

Additional Information

Short Term Rental Allowed no