

\$399,000 - 281 Chimney Cove, Marble Falls

MLS® #000281

\$399,000

0 Bedroom, 0 Bathroom,
Land / Farm on 6 Acres

Chimney Cove Estates, Marble Falls, Texas

<center>

<h1>Video Tour</h1>

<p class="video"><iframe title="YouTube
video player"

src="https://www.youtube.com/embed/rJFBKd
pFKEo" width="560" height="315"
frameborder="0"

allowfullscreen="allowfullscreen"></iframe></p
>

</center>

<p>Dive Into your dream escape on the shores of Lake Travis! This stunning 6-acre waterfront property, perched within the gated Chimney Cove Estates, boasts over 850 feet of prime shoreline, perfect for those who crave the ultimate lake lifestyle. Picture this: at full lake levels, you’ve got up to 20 ft of deep lake waters right at your fingertips, and even at 670’ elevation, the water still tickles your property line. With a 700+ foot driveway already cleared and a culvert installed, your grand entrance is set. This property offers expansive areas safely out of both FEMA and LCRA floodplains, giving you the perfect canvas to build your lakeside haven. The floodplain status of the land across the lake ensures your idyllic views are here to stay! Imagine waking up to the sight of roaming longhorns managed by a local resident, qualifying you for an agricultural exemption. Spend your days at the private community lake park with a boat ramp and dock, making it easy to launch your boat and navigate the lake. The views of the Balcones



Canyonlands National Wildlife Refuge are nothing short of spectacular, adding to the sense of serenity and natural beauty. Located just 10 minutes from Hidden Falls Adventure Park, 15 minutes from Marble Falls, and 30 minutes from Lago Vista, this property offers the perfect blend of seclusion and convenience. Embrace the endless possibilities for building your dream lakefront retreat, where every day feels like a vacation. Dive into the ultimate Lake Travis paradise and start living the lake life you've always dreamed of!</p>

Essential Information

MLS® #	000281
Price	\$399,000
Acres	6.00
Type	Land / Farm
Status	Active

Community Information

Address	281 Chimney Cove
Subdivision	Chimney Cove Estates
City	Marble Falls
State	Texas
Zip Code	78654

Amenities

Features	Lakefront, Riverfront, Waterfront
Waterfront Type	Lake Travis
Waterfront Footage	850
Water Feature/View	Lake Travis

Exterior

Lot Description	6
Lot Size	6

School Information

District	Marble Falls ISD
Elementary	Colt Elementary
Middle	Marble Falls Middle School
High	Marble Falls HS