

# \$1,275,000 - 1614 Cedar Bend Drive, Austin

MLS® #443366

## \$1,275,000

4 Bedroom, 3.00 Bathroom, 2,719 sqft  
Residential on 1.37 Acres

Cedar Bend, Austin, Texas

Beautiful Tuscan style custom home on 1.4 acres (1614 & 1610 Cedar Bend Dr.) with a manicured yard filled with pecan trees and Little Walnut Creek that running through your property. Tucked in a quiet neighborhood and loaded with high-end finishes and custom touches. Soaring high ceilings, amazing natural light, open floor plan with an oversized primary suite and unbelievable primary bathroom. Two bedrooms on the main floor with two additional bedrooms on the second floor. Features & updates include beautiful hardwood floors, curved staircase, spacious kitchen w/new stainless-steel appliances, gas fireplace, new security system with integrated smart home features, built in Polk audio 5.1 surround sound in main living room, Carrera marble countertops throughout the home, custom epoxy marble floors in garage & recessed lighting throughout home. Minutes to Walnut Creek Park, MoPac, IH 35, The Domain, shopping, and major employers.

Built in 2013

## Essential Information

MLS® #	443366
Price	\$1,275,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1



Square Footage	2,719
Acres	1.37
Year Built	2013
Type	Residential
Sub-Type	Single Family
Style	Contemporary/Modern, Spanish
Status	Active

### **Community Information**

Address	1614 Cedar Bend Drive
Subdivision	Cedar Bend
City	Austin
County	Travis
State	Texas
Zip Code	78758

### **Amenities**

Utilities	Electricity Available, Natural Gas Available
Features	Other, See Remarks
Parking	Attached, Garage, Garage Faces Front
# of Garages	2
Garages	Garage Door Opener
View	Creek/Stream, Waterfront
Is Waterfront	Yes

### **Interior**

Interior	Tile, Wood
Interior Features	Breakfast Area, Ceiling Fan(s), Crown Molding, Double Vanity, Pantry, Recessed Lighting, Separate Shower, Smart Home, Window Treatments
Appliances	Built-In Oven, Cooktop, Dishwasher, Disposal, Double Oven, Gas Cooktop, Microwave, Refrigerator, Some Gas Appliances, Vented Exhaust Fan, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	2
Stories	Two

## Exterior

Exterior Features	Deck, Other, Private Yard, Rain Gutters, See Remarks
Windows	Window Treatments
Roof	Tile
Construction	Masonry, Stucco
Foundation	Slab

## School Information

District	Austin ISD
Elementary	Pillow Elementary School
Middle	Burnet Middle School
High	Anderson High School

## Additional Information

Date Listed	June 25th, 2021
Days on Market	66
HOA Fees	0.00

## Listing Details

Listing Office	Spyglass Realty and Investments, LLC
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