

\$2,500,000 - 902 Circle Drive, Kingsland

MLS® #157530

\$2,500,000

4 Bedroom, 3.00 Bathroom, 2,138 sqft
Residential on 0.44 Acres

Camp Wyatt, Kingsland, TX

UNRESTRICTED! Priceless, tree-covered lot with huge old growth Live Oaks and 200+ feet of prime, open water on Lake LBJ. Flat, level lot with gentle slope down to the private peninsula of beautiful, natural shoreline that creates the ideal, protected swimming area with big open water. This section of the original Colorado River is known as an old crossing point used by Indigenous Tribes with history dating back 10,000 years and this property currently owned by only the second owner since 1949. Most land surrounding this property is part of very large ranches leaving this as some of the most natural country on all of LBJ. 3 bed, 2 bath main house built in 2019 with 10 FT ceilings everywhere and vaulted ceilings in the main living room plus 8 ft solid core doors throughout and large casement windows giving a bright, open and airy feeling while taking full advantage of the big views of Packsaddle Mountain, home of the last Cowboy/Indian fight in Texas. Open, very flexible floor plan can be configured for more sleeping or living space, as needed. There is also a detached 578 SQ FT Bunk House/Game Room that includes sleeping for 8, private bath and a living space with kitchenette and a small seating area; the ideal spot for family, friends and guests to stay while they visit. Two, stall steel/concrete boat dock with slips sized for most any boat, Fully fenced yard including waterfront, Pro Landscape Lighting installed, property can be subdivided buyer to confirm. Seller is a licensed RE



Broker in Texas

Built in 2019

Essential Information

MLS® #	157530
Price	\$2,500,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,138
Acres	0.44
Year Built	2019
Type	Residential
Sub-Type	Single Family/Site Built
Status	Active

Community Information

Address	902 Circle Drive
Area	Kingsland Area
Subdivision	Camp Wyatt
City	Kingsland
County	Burnet
State	TX
Zip Code	78639

Amenities

Amenities	Water Access
Garages	2 Car Carport
View	Hill Country, Panoramic, Lake
Is Waterfront	Yes
Waterfront	Open Water

Interior

Interior Features	Breakfast Bar, Recessed Lighting, Walk In Closet(s), No Steps to Entry, Quartz Countertops
Heating	Central
Cooling	Central
Fireplace	Yes

Fireplaces	Gas Starter
Stories	1 Story

Exterior

Exterior Features	Covered Porch/Patio, Gutters/Downspouts, Sprinkler System, Storage Building, Separate Guest House
Roof	Composition
Foundation	Slab

School Information

District	Marble Falls
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Additional Information

Date Listed	September 7th, 2021
Days on Market	3

Listing Details

Listing Agent	Eric Carvajal
Listing Office	The Carvajal Group

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