

# \$1,199,158 - 714 Matern Drive, Horseshoe Bay

MLS® #2783736

**\$1,199,158**

3 Bedroom, 3.00 Bathroom, 2,697 sqft  
Residential on 0.37 Acres

Deer Haven, Horseshoe Bay, TX

**!! LAKE ACCESS, BOAT SLIP, VIEWS,  
VIEWS, VIEWS !!**

Welcome to Lake LBJ Lookout Lodge! Enjoy all the benefits of lake living without the hassle & cost of maintaining a boat slip. This amazing home is selling w/ a transferable boat slip (separate lease agreement). Beautiful lake & hill country views, gorgeous pool & just a short golf cart ride to Blue Lake marina. Deerhaven is one of the few lake communities that offers a private boat launch, day dock, community pool & park w/ pavilion & picnic areas. New sports court/pickleball court coming this summer! Pristine Lake LBJ retreat home has 3 bedrooms + Office/Bunkroom, 2.5 baths, 2-Car Garage + Golf Cart Garage, elevator & outdoor living galore. The great room provides a warm welcome w/ the beautiful stone FP, trendy grey plank floors, vaulted ceiling & an awesome view. Main living & master take advantage of this incredible lake view & make entertaining a blast w/ open dining, kitchen & huge white granite topped island bar. Step out to the great outdoors onto 1 of 2 huge covered decks overlooking Lake LBJ & the peaceful hill country views, cool off in the pristine crystal blue pool, or catch some rays on the poolside decks. Gather up your friends & family, come on out to the hill country & enjoy your weekend retreat here at Lake LBJ Lookout Lodge w/ all the amenities of a resort place. The perfect lake house without the lakefront taxes.

Built in 2020



## Essential Information

MLS® #	2783736
Price	\$1,199,158
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,697
Acres	0.37
Year Built	2020
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract

## Community Information

Address	714 Matern Drive
Subdivision	Deer Haven
City	Horseshoe Bay
County	Llano
State	TX
Zip Code	78657

## Amenities

Utilities	Electricity Connected, Sewer Connected, Water Connected
Features	Barbecue, Fishing, Golf, Lake, Park, Pool, Sport Court(s)
Parking	Attached, Garage Faces Front, Garage
# of Garages	2
Garages	Garage Door Opener
View	Hills, Lake, Panoramic, Water, Pool
Waterfront	None

## Interior

Interior	See Remarks
Appliances	Built-In Electric Oven, Built-In Gas Range, Dishwasher, Exhaust Fan, Electric Oven, Free-Standing Refrigerator, Microwave, Plumbed For Ice Maker, Self Cleaning Oven, Stainless Steel Appliance(s), Ice Maker, Warming Drawer
Heating	Central
# of Fireplaces	1

Fireplaces	Family Room, Gas, Gas Log, Gas Starter
# of Stories	2
Stories	Two

## Exterior

Exterior Features	Balcony, Barbecue, Exterior Steps, Lighting, Gas Grill, Outdoor Grill
Lot Description	Corner Lot, Landscaped, Sprinklers In Ground, Waterfall
Roof	Composition
Construction	Wood Siding
Foundation	Slab

## School Information

District	Llano ISD
Elementary	Llano
Middle	Llano
High	Llano

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