

\$1,100,000 - 6712 Township Trail, Austin

MLS® #2865510

\$1,100,000

4 Bedroom, 3.00 Bathroom, 2,199 sqft
Residential on 0.34 Acres

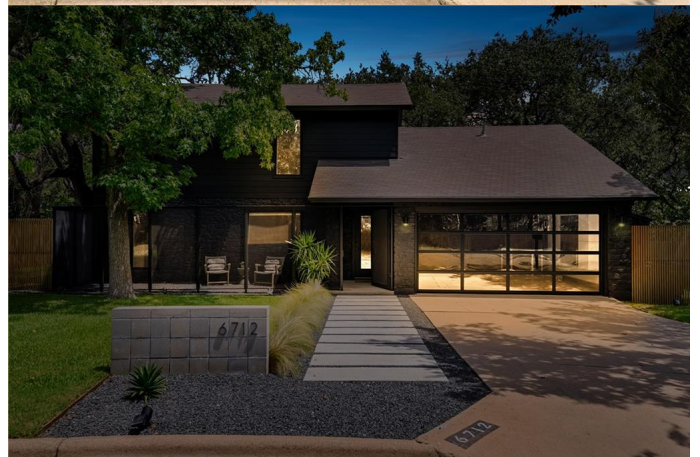
Oak Forest South, Austin, TX

Dont miss this incredible contemporary remodel in one of the best North Austin locations. The home is a magazine-worthy showplace located on a prime .34-acre lot within the Oak Forest neighborhood. Enjoy the benefits of a recent (2019) monumental renovation. Extensive exterior and interior renovations included: flooring, electrical, trim, fixtures, gas fireplace, windows, doors, and a one-of-a-kind custom gated front courtyard. The striking exterior, with its bold contemporary design, hints that thereâ€™s nothing ordinary about this home. A 16-window tempered glass garage door (with remote privacy screen) creates an architecturally contemporary look with superior curb appeal. The light and bright air conditioned garage, with epoxy flooring, ceiling fan, and automated blinds allow this to easily flex for home office, playroom, or home gym.

Luxuriously large slabs of Texas limestone pave the walkway with French-grey pebble gravel. The custom courtyard enclosure provides outdoor living area and secure access to the large backyard.

Bold, multi-layered design elements like shiplap (mounted vertically for a modern twist) is evidence that this showplace has been reimagined into a contemporary stunner. Enjoy Bosch appliances, French-door refrigerator, and a 4-seat white quartz island.

Blonde hardwood floors span the open concept living room, dining room, and kitchen. A gorgeous powder room/wall design by local



artist Will Bryant, well-proportioned bedrooms, including a beautiful primary bedroom with a large walk-in closet make this home move-in ready.

The large park-like backyard can be enjoyed from inside or out, thanks to the massive picture windows installed during the renovation. Old-growth oaks, lush St. Augustine grass, and a sleek privacy fence make this an indoor-outdoor home that you can enjoy from day one! Walk to Caraway Elementary & Oakview Park and short drive to Canyon Vista Middle School/Westwood High. Close to the Domain and Apple.

Built in 1981

Essential Information

MLS® #	2865510
Price	\$1,100,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,199
Acres	0.34
Year Built	1981
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract

Community Information

Address	6712 Township Trail
Subdivision	Oak Forest South
City	Austin
County	Travis
State	TX
Zip Code	78759

Amenities

Utilities	Electricity Available, Natural Gas Available
Features	None
Parking	Attached
# of Garages	2
View	None
Waterfront	None

Interior

Interior	Carpet, Tile, Wood
Appliances	Dryer, Dishwasher, Disposal, Microwave, Oven, Refrigerator, Washer
Heating	Central
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Private Yard
Lot Description	Interior Lot, Level
Roof	Composition
Construction	HardiPlank Type, Stone
Foundation	Slab

School Information

District	Round Rock ISD
Elementary	Kathy Caraway
Middle	Canyon Vista
High	Westwood

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