

\$895,000 - 304 Rogart Drive, Spicewood

MLS® #6144135

\$895,000

3 Bedroom, 4.00 Bathroom, 2,500 sqft
Residential on 0.32 Acres

Briarcliff Inc Sec 15, Spicewood, TX

**TREEHOUSE - MIDCENTURY MODERN
NEW CONSTRUCTION** -Enjoy unmatched Lake Travis views from your second story terrace. This to-be-built tigerwood treehouse will exceed all of your needs! The bright open floor plan includes 3 bd/ 3.5ba, dedicated study and dining area, multiple living spaces, 3 car garage + additional storage. Located in highly desired Lake Travis Independent School District. This spacious .32 acre lot has room for our optional pool and casita upgrades -available upon request. For standard specs, interior/exterior finish outs, build schedule, floor plans, and more go to www.midcenturycustomhomes.com - All plans are customizable. Our homes are known for walls of windows, exposed beams throughout the home with authentic post and beam construction, tongue and groove ceilings in main living areas, high ceilings, open floor plans with less than 5% of wasted square footage, in house pool/spa and outdoor living to be included in the one time close construction loan. Our standard pricing includes all of the upgrades you would normally add. Here are some of our standards: hardwood floors throughout, custom Kentmore soft close 42 inch cabinets and drawers, quartz countertops, 8 ft solid doors, 6 inch baseboards, Z Line appliances, irrigation & sod, water softener loop, outdoor living set up, 2-4 car garages with transom windows and beams, Rinnai tankless water heaters, ZIP system in interior walls, spray foam insulation



in all exterior walls & roof, Ply Gem windows, wood & breeze block privacy fences for courtyards, etc. Midcentury Custom Homes is a turnkey solution. If you don't want to build on the lots we have, we will find you the lot you are looking for based on your all in budget of lot + construction and will take in to consideration things like topography, direction of the sun, utilities placement, privacy, and building setbacks. Sometimes, we actually advise you to modify the plan to take advantage of what is best and truly do BUILD TO THE LOT.

Built in 2021

Essential Information

MLS® #	6144135
Price	\$895,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,500
Acres	0.32
Year Built	2021
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	304 Rogart Drive
Subdivision	Briarcliff Inc Sec 15
City	Spicewood
County	Travis
State	TX
Zip Code	78669

Amenities

Utilities	Electricity Available, Propane
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Features	Common Grounds/Area, Lake, Fishing
Parking	Attached
# of Garages	3
View	Hills, Lake, Panoramic, River, Water
Waterfront	None

Interior

Interior	Wood
Appliances	Cooktop, Dishwasher, ENERGY STAR Qualified Appliances, Disposal, Microwave, Oven, Range Hood, Stainless Steel Appliance(s), Built-In Range
Heating	Central
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony, Covered Courtyard, Private Yard
Lot Description	Interior Lot, Level, Moderate Trees, Rolling Slope, Trees Medium Size, Views, Near Golf Course
Roof	Metal
Construction	See Remarks
Foundation	Slab

School Information

District	Lake Travis ISD
Elementary	West Cypress Hills
Middle	Lake Travis
High	Lake Travis

Property Listed by: Austin Home Seekers
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