

\$749,900 - 149 Lady Bird Lane, Georgetown

MLS® #7558796

\$749,900

5 Bedroom, 5.00 Bathroom, 3,757 sqft
Residential on 0.23 Acres

Parkside at Mayfield Ranch, Georgetown, TX

There's room for everyone in this spacious and well-designed floor plan! With just one next-door neighbor, this home backs to a lush green space, providing privacy and serene tree filled views. There's also space to add a spa or "spool" next to the out-door fire-pit for year around fun! This lovely home features TWO ensuite bedrooms conveniently located downstairs, making it the perfect arrangement for multi-generational living. This additional large bedroom with bath would also make an impressive in-home gym, large play room or private retreat for guests. The granite topped eat-in kitchen is a chef's dream from the ample counter space, serving bar, gas cooktop, stainless appliances with a large, corner pantry. The open floor concept creates the perfect environment for family gatherings and entertaining!

With the Texas-sized game room upstairs, you'll find an abundance of space for family game night and movie nights in the adjacent media room. There are also three generously sized secondary bedrooms and two full bathrooms upstairs, with storage galore. You'll be the envy of your friends with the expanded three-car garage with extra storage space for all the toys, lawn equipment and holiday decorations. In addition, the roof has just been replaced in July 2021!

Located on a quiet street backing to green space within the quiet Parkside at Mayfield Ranch Community, enjoy the convenience of two community pools, splash pad, walking



trails, community center and park, this beautiful home is just a short walk to the highly acclaimed Parkside Elementary. Also in close proximity to the 800-acre Southwest Williamson County Regional Park, with eight tennis courts, six basketball courts and a playscape. There's also more water recreation at the nearby Rock 'N River Aquatic Center. Near major Tech Companies, Round Rock Premium Outlet Mall, Cedar Park Center and an assortment of dining choices, makes luxury living in Parkside at Mayfield Ranch the perfect location!

Built in 2013

Essential Information

MLS® #	7558796
Price	\$749,900
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,757
Acres	0.23
Year Built	2013
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract

Community Information

Address	149 Lady Bird Lane
Subdivision	Parkside at Mayfield Ranch
City	Georgetown
County	Williamson
State	TX
Zip Code	78628

Amenities

Utilities	Electricity	Connected,	Phone	Connected,	Sewer	Connected,
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Features	Underground Utilities, Water Connected, Natural Gas Connected
Parking	Common Grounds/Area, Pool, Curbs, Playground
# of Garages	3
Garages	Garage Door Opener
View	Park/Greenbelt, Trees/Woods
Waterfront	None

Interior

Interior	Carpet, Laminate, Tile
Appliances	Gas Cooktop, Microwave, Oven, Stainless Steel Appliance(s), Gas Water Heater, Water Softener
Heating	Central, Natural Gas
Fireplaces	None
# of Stories	2
Stories	Two

Exterior

Exterior Features	Private Yard, No Exterior Steps
Lot Description	Many Trees, Trees Large Size
Roof	Composition
Construction	Brick, Stone
Foundation	Slab

School Information

District	Leander ISD
Elementary	Parkside
Middle	Stiles
High	Rouse

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