

\$350,000 - 2731 Fairview Drive, Round Rock

MLS® #8223736

\$350,000

3 Bedroom, 3.00 Bathroom, 1,499 sqft
Residential on 0.17 Acres

Settlers Overlook Sec 02, Round Rock, TX

Gorgeous craftsman in the lovely Settlers Overlook Community in Round Rock about a mile from Old Settlers Park. This charming 3BD/2.5BA home features a pristine Hardi plank exterior with limestone bases on stately columns and meticulous landscaping. The inviting covered front porch is the perfect place to watch the stunning Central Texas sunsets and greet neighbors. The bright and airy home features a fantastic open floorplan that is great for staying connected with friends and family while in the kitchen. The home chef will love the stainless appliances, gas range, and tastefully stained cabinetry. The 2nd-floor Owner's Suite is the perfect getaway for rest & relaxation and boasts a private ensuite bath and spacious walk-in closet. Upstairs you will also find two additional bedrooms each with its own walk-in closets, and a full second bath. A private patio sits just off the back of the home and is the perfect place to BBQ and enjoy the spacious fenced-in backyard with a lush green lawn. The two-car garage sits near the back of the property and offers a secure entry into the private fenced yard that backs up to a greenbelt. Residents at Settlers Overlook enjoy the Estates at Settlers Park amenities, which include a fitness center, two pools, multiple parks. The home is just around the corner from the amazing Old Settlers Park with hike & bike trails, a fishing pond, sports fields, and more! Nearby attractions also include Kalahari Resorts, Dell Diamond, Meadow Lake Park, Teravista Golf Club, and



beautiful downtown Round Rock. Easy access to I-35, HWY 79, and 130.

Built in 2006

Essential Information

| | |
|----------------|-------------------------|
| MLS® # | 8223736 |
| Price | \$350,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,499 |
| Acres | 0.17 |
| Year Built | 2006 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Active Under Contract |

Community Information

| | |
|-------------|--------------------------|
| Address | 2731 Fairview Drive |
| Subdivision | Settlers Overlook Sec 02 |
| City | Round Rock |
| County | Williamson |
| State | TX |
| Zip Code | 78665-2588 |

Amenities

| | |
|--------------|---|
| Utilities | Cable Available, Electricity Available, Natural Gas Available, Sewer Available, Sewer Connected, Water Available, High Speed Internet Available |
| Features | Fitness Center, Playground, Park, Pool, Street Lights, Trails/Paths |
| Parking | Garage Faces Front, Garage, Detached |
| # of Garages | 2 |
| View | Neighborhood |
| Waterfront | None |

Interior

| | |
|----------|--------------|
| Interior | Carpet, Tile |
|----------|--------------|

| | |
|--------------|--|
| Appliances | Dishwasher, Exhaust Fan, Free-Standing Gas Range, Disposal, Gas Range, Gas Water Heater, Microwave, Stainless Steel Appliance(s) |
| Heating | Central |
| # of Stories | 2 |
| Stories | Two |

Exterior

| | |
|-------------------|---|
| Exterior Features | Private Yard |
| Lot Description | Back Yard, Sprinklers In Rear, Sprinklers In Front, Sprinklers In Ground, Trees Medium Size |
| Roof | Composition |
| Construction | HardiPlank Type, Masonry, Stone |
| Foundation | Slab |

School Information

| | |
|------------|-------------------------|
| District | Round Rock ISD |
| Elementary | Other Redbud Elementary |
| Middle | Hopewell |
| High | Stony Point |

Property Listed by: Realty Austin
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