

# **\$2,500,000 - 6115 Mountain Villa Circle, Austin**

MLS® #17108163

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## **\$2,500,000**

4 Bedroom, 6 Bathroom, 6,166 sqft

Residential

Cat Mountain Villas Sec 01, Austin, TX

No expense spared on this incredible custom home. The ultimate in privacy and quiet. One of a kind theatre - music room designed by Dennis Erskine. 12' wide Stewart Starglas rear projection screen with 4-way masking that will give you a fantastic, immersive media experience. Procella pro audio surround system capable of 132db output. Extensive soundproofing and acoustic treatment throughout the room. 9000 linear feet of mahogany trim per builder. True blackout shades between windows. Crestron control system lighting, blinds and AV. Please attached details sheet on more specifications. Spectacular 2000-gallon marine aquarium was designed by the same team that built the San Diego Aquarium tanks and has a dedicated equipment room on the lower level. Custom pool has full Lightstreams glass tile with double waterfall and cabana. The flooring is custom milled, oil rubbed, 6" solid Mesquite. Main level bedroom and bath are ADA compliant and the home has an elevator. The customized garage has industrial tile flooring the same as the Maserati factory tiles and the same lighting system as used in Bentley final paint inspection rooms. Garage Vault cabinets and drawers in stainless and steel with automotive paint finish. The wine room is currently configured for 750 bottles but expandable to 1500+ and the CellarPro chiller was replaced in June 2021. Home never lost power during the storm! Thanks to a Kohler whole-house (except pool and media room)



natural gas generator! 8' doors throughout, 11' ceilings on the main floor, 10' ceilings on the upper level and 10.5' ceilings in the garage! Check out the wrapping room, putting green and massive decks and balconies!

Built in 2006

### **Essential Information**

MLS® #	7242719
Price	\$2,500,000
Bedrooms	4
Bathrooms	6
Full Baths	5
Half Baths	1
Square Footage	6166
Year Built	2006
Type	Residential
Status	Closed

### **Community Information**

Address	6115 Mountain Villa Circle
Subdivision	Cat Mountain Villas Sec 01
City	Austin
Province	TX
Postal Code	78731

### **Amenities**

# of Garages	2
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### **Interior**

Stories	2
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### **Exterior**

Lot Size	0.76
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### **School Information**

District	Austin ISD
Elementary	Doss (Austin ISD)
Middle	Murchison

High                      Anderson

**Additional Information**

Agent                      Peggy Little