

# \$830,000 - 305 Avena Trail, Austin

MLS® #2072432

**\$830,000**

4 Bedroom, 4.00 Bathroom, 3,290 sqft

Residential on 0.17 Acres

Rough Hollow, Austin, TX

Built in 2022, this Rough Hollow home combines modern design with a functional layout featuring 4 bedrooms, 3.5 baths, an office, a game room, and a media room with wet bar and wine fridge. The main living area showcases soaring ceilings and a dramatic floor-to-ceiling stone fireplace, creating a bright and open space for everyday living and entertaining. The primary suite offers greenbelt views, double vanities, a garden tub, a walk-in shower, and a walk-in closet with custom built-ins, while three additional bedrooms and two full baths provide flexibility for family and guests.

Rough Hollow residents enjoy resort-style amenities including a marina, lakefront grille, fitness center, and multiple pools. Highland Village adds even more lifestyle options with a lazy river, swim-up bar, and year-round community activities. Miles of neighborhood trails provide scenic hikes and easy access to Lake Travis.

Built in 2022

## Essential Information

MLS® #	2072432
Price	\$830,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3



Half Baths	1
Square Footage	3,290
Acres	0.17
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract

### Community Information

Address	305 Avena Trail
Area	LS
Subdivision	Rough Hollow
City	Austin
County	Travis
State	TX
Zip Code	78738

### Amenities

Utilities	Cable Available, Cable Connected, Electricity Connected, High Speed Internet Available, Propane, Sewer Connected, Underground Utilities, Water Connected
Features	Barbecue, Clubhouse, Community Mailbox, Conference/Meeting Room, Dog Park, Fitness Center, Game Room, Lake, Pet Amenities, Playground, Park, Pool, Planned Social Activities, Restaurant, Sport Court(s), Tennis Court(s), Trails/Paths
Parking	Garage
Garage Spaces	2
View	Park/Greenbelt, Hills
Waterfront	None

### Interior

Interior	Carpet, Tile
Appliances	Built-In Range, Dishwasher, Gas Cooktop, Microwave, Oven, Stainless Steel Appliance(s)
Heating	Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Stone
# of Stories	2

Stories                      Two

**Exterior**

Exterior Features      Rain Gutters  
Lot Description        Backs to Greenbelt/Park, Sprinklers In Ground, Views  
Roof                      Composition  
Construction          Stone, Stucco  
Foundation            Slab

**School Information**

District                  Lake Travis ISD  
Elementary            Rough Hollow  
Middle                   Lake Travis  
High                     Lake Travis

**Additional Information**

Date Listed             September 11th, 2025  
Days on Market        33

**Listing Details**

Listing Office           Keller Williams - Lake Travis

Property Listed by: Keller Williams - Lake TravisListings courtesy of Unlock MLS as distributed by MLS GRIDBased on information submitted to the MLS GRID as of October 14th, 2025 at 8:01pm. All data is obtained from various sources and may not have been verified by broker or MLS GRID. Supplied Open House Information is subject to change without notice. All information should be independently reviewed and verified for accuracy. Properties may or may not be listed by the office/agent presenting the information.The Digital Millennium Copyright Act of 1998, 17 U.S.C. Â§ 512 (the "DMCA") provides recourse for copyright owners who believe that material appearing on the Internet infringes their rights under 6 MLS GRID IDX Rules Updated September 16, 2024 U.S. copyright law. If you believe in good faith that any content or material made available in connection with our website or services infringes your copyright, you (or your agent) may send us a notice requesting that the content or material be removed, or access to it blocked. Notices must be sent in writing by email to: Kuper Sotheby's International RealtyThe information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Based on information from the Austin Board of REALTORS® (alternatively, from ACTRIS) from October 14th, 2025 at 8:01pm CDT. Neither the Board nor ACTRIS guarantees or is in any way responsible for its accuracy. The Austin Board of REALTORS®, ACTRIS and their affiliates provide the MLS and all content therein "AS IS" and without any warranty, express or implied. Data maintained by the Board or ACTRIS may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.  
Listing information last updated on October 14th, 2025 at 8:01pm CDT