

\$1,350,000 - 4113 Circletree Loop, Austin

MLS® #5595827

\$1,350,000

4 Bedroom, 3.00 Bathroom, 2,694 sqft

Residential on 0.26 Acres

Northwest Hills Mesa Oaks Ph, Austin, TX

Expanses of glass, sunlit rooms, and calming color invite you into a rare single-level turnkey Central Austin retreat. Loaded with over \$200K in recent updates, the owners planned this to be a forever home, but are being relocated for work. Blocks from highly rated Doss elementary school and 1.27m from Anderson High IB School in Northwest Hills, 4113 Circletree Loop is a 4-bed, 3-bath home blending thoughtful design with extensive modern updates. Offering relaxed living and effortless entertaining, it features a smart open floor plan that flows seamlessly from indoors to out. Floor-to-ceiling glass and sleek steel exterior doors connect the light-filled interior to multiple outdoor living spaces – including a sparkling, recently resurfaced swimming pool, ideal for enjoying Austin’s warm climate. Two primary suites each with walk-in closets, walk-in showers, and dual vanities anchor the home on the North and South ends. Life here unfolds in a resort-like setting where public spaces open to views of the sparkling pool and deep front yard. While the aesthetics of the home are instantly appealing, it's what you may not notice first that makes this home a real heavy hitter. Major system upgrades throughout provide peace of mind: full replacement of cast iron drain pipes with PVC, a standing seam metal roof, top end 5 ton Bryant Evolution Extreme HVAC system and ductwork, 16-18 inches of blown-in insulation, whole home surge protector and main panel breakers, and a whole-home Generac



Guardian generator â€” an essential feature for staying comfortable during Austinâ€™s increasingly frequent power outages. This thoughtfully updated home offers a rare combination of timeless style, modern function, and an unbeatable location close to shopping, restaurants, and schools, with convenient highway access. Gather with friends poolside or enjoy the quiet elegance of its interior spaces. 4113 Circletree Loop is a home to be loved for years to come. Experience Life on The Loop.

Built in 1965

Essential Information

MLS® #	5595827
Price	\$1,350,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,694
Acres	0.26
Year Built	1965
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract

Community Information

Address	4113 Circletree Loop
Area	1A
Subdivision	Northwest Hills Mesa Oaks Ph
City	Austin
County	Travis
State	TX
Zip Code	78731

Amenities

Utilities	Electricity Connected, Fiber Optic Available, Natural Gas Connected, Sewer Connected, Water Connected
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Features	Library, Park, Trails/Paths, Street Lights
Parking	Garage
Garage Spaces	2
View	None
Waterfront	None
Has Pool	Yes

Interior

Interior	Tile, Wood
Appliances	Built-In Electric Oven, Dishwasher, Gas Cooktop, Disposal, Microwave
Heating	Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Gas Starter
# of Stories	1
Stories	One

Exterior

Exterior Features	Lighting, Private Yard, Rain Gutters
Lot Description	Back Yard, Front Yard, Landscaped, Level
Roof	Aluminum
Construction	Brick, Wood Siding
Foundation	Slab

School Information

District	Austin ISD
Elementary	Doss (Austin ISD)
Middle	Murchison
High	Anderson

Additional Information

Date Listed	September 18th, 2025
Days on Market	27

Listing Details

Listing Office	Bramlett Partners
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