

# \$620,000 - 30 Stone Terrace Drive, Austin

MLS® #5770155

**\$620,000**

4 Bedroom, 4.00 Bathroom, 2,731 sqft

Residential on 0.28 Acres

Terrace At The Preserve Condom, Austin, TX

Back on the market through no fault of the home! Buyer's circumstances changed after a clean inspection process. Roof was replaced in 2025, this home is move-in ready and waiting for its next owner. Sellers are motivated and ready to make a deal happen, bring your offer!

Welcome to 30 Stone Terrace Dr. as you step inside, you're greeted by soaring ceilings and a welcoming foyer that flows seamlessly into a formal dining area, perfect for gatherings and entertaining. Downstairs includes a dining room upon entry, a bright and airy living room with expansive windows, a well-appointed kitchen with freshly painted cabinets, a new dishwasher, a breakfast nook, a convenient half bath, and a private primary suite. The main level features updated LVP flooring throughout.

Upstairs, you'll find a spacious loft that offers flexibility for a second living area or media room. Three generously sized bedrooms and two full bathrooms provide plenty of space for family or guests. One of the upstairs bedrooms even features its own private balcony, ideal for enjoying a quiet morning coffee or evening breeze. Three of the four bedrooms feature its own full, private bathroom!

Outdoor living is just as inviting, with a terraced backyard complete with a safety railing, new sod in both the front and back, and an upgraded sprinkler system to keep the yard



looking fantastic! The entire home has been freshly painted inside and out, including newly painted cabinets throughout the home, giving it a clean, move-in-ready feel!

Prime Lakeway location near Hill Country Galleria, Lake Travis, and premier golf courses like Falconhead and The Hills of Lakeway. Enjoy shopping, dining, outdoor recreation, and the laid-back hill country lifestyle, all within highly rated Lake Travis ISD.

Built in 2006

**Essential Information**

|                |                         |
|----------------|-------------------------|
| MLS® #         | 5770155                 |
| Price          | \$620,000               |
| Bedrooms       | 4                       |
| Bathrooms      | 4.00                    |
| Full Baths     | 3                       |
| Half Baths     | 1                       |
| Square Footage | 2,731                   |
| Acres          | 0.28                    |
| Year Built     | 2006                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Active                  |

**Community Information**

|             |                                |
|-------------|--------------------------------|
| Address     | 30 Stone Terrace Drive         |
| Area        | LS                             |
| Subdivision | Terrace At The Preserve Condom |
| City        | Austin                         |
| County      | Travis                         |
| State       | TX                             |
| Zip Code    | 78734                          |

**Amenities**

|           |                                                               |
|-----------|---------------------------------------------------------------|
| Utilities | Electricity Available, Natural Gas Available, Sewer Available |
| Features  | Common Grounds/Area                                           |

|               |                                                                      |
|---------------|----------------------------------------------------------------------|
| Parking       | Attached, Door-Multi, Garage Faces Front, Garage, Garage Door Opener |
| Garage Spaces | 2                                                                    |
| Garages       | Garage Door Opener                                                   |
| View          | Neighborhood                                                         |
| Waterfront    | None                                                                 |

## Interior

|                 |                                                                                                                                                                                                                         |
|-----------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior        | Carpet, Tile, Vinyl                                                                                                                                                                                                     |
| Appliances      | Built-In Electric Oven, Cooktop, Dryer, Dishwasher, Exhaust Fan, Gas Cooktop, Disposal, Gas Water Heater, Microwave, Oven, Refrigerator, Range Hood, Stainless Steel Appliance(s), Built-In Oven, Electric Oven, Washer |
| Heating         | Central, Fireplace(s), Natural Gas                                                                                                                                                                                      |
| Fireplace       | Yes                                                                                                                                                                                                                     |
| # of Fireplaces | 1                                                                                                                                                                                                                       |
| Fireplaces      | Family Room, Gas Log                                                                                                                                                                                                    |
| # of Stories    | 2                                                                                                                                                                                                                       |
| Stories         | Two                                                                                                                                                                                                                     |

## Exterior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Exterior Features | Balcony, Rain Gutters, No Exterior Steps                                              |
| Lot Description   | Back Yard, Front Yard, Gentle Sloping, Sprinklers In Rear, Landscaped, Moderate Trees |
| Roof              | Composition                                                                           |
| Construction      | Masonry, Stone Veneer                                                                 |
| Foundation        | Slab                                                                                  |

## School Information

|            |                 |
|------------|-----------------|
| District   | Lake Travis ISD |
| Elementary | Lakeway         |
| Middle     | Hudson Bend     |
| High       | Lake Travis     |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 29th, 2025 |
| Days on Market | 127            |

## Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | Compass RE Texas, LLC |
|----------------|-----------------------|

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