

# \$849,000 - 8312 Adirondack Trail, Austin

MLS® #5943078

**\$849,000**

4 Bedroom, 3.00 Bathroom, 2,743 sqft

Residential on 0.30 Acres

Twin Mesa, Austin, TX

Discover the convenience of this Northwest Austin location! Just minutes to Loop 1, Capital of Texas Hwy and US 183 and shopping at The Domain or the Arboretum. The treed corner lot is perched above Adirondack with access from Wahill Dr. Recent upgrades to this 4 Bedroom-3 Bath-2 car Garage home include a new Roof, Primary-Guest Bath water heater, Lower Level breaker box in 2024. Updates in 2021 Energy efficient windows, Built in Double Oven, Smooth Cooktop and Vented Hood. Additional upgrades include some lighting, door and cabinet hardware, bath faucets and automatic light in the closets. More Energy features are Zoned HVAC, 2 water heaters and Ceiling Fans in all the bedrooms. Special features include a stone feature wall with woodburning fireplace in the oversized Living room and Primary bedroom. The split level plan has the Primary Bedroom/Bath and Guest Bedroom/Bath on the lower level. Nestled upstairs are 2 bedrooms with a shared bath. After a long day relax in the Soaking tub or watch the Wildlife from the Covered back Patio and side yard. This desirable neighborhood offers a place to enjoy walking your dog or yourself. Come see this house and make it your Home!

Built in 1980

## Essential Information



MLS® #	5943078
Price	\$849,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,743
Acres	0.30
Year Built	1980
Type	Residential
Sub-Type	Single Family Residence
Status	Active

### **Community Information**

Address	8312 Adirondack Trail
Area	1A
Subdivision	Twin Mesa
City	Austin
County	Travis
State	TX
Zip Code	78759

### **Amenities**

Utilities	Cable Available, Electricity Connected, High Speed Internet Available, Sewer Connected, Water Connected, Fiber Optic Available, Natural Gas Not Available, Other, Phone Available, Underground Utilities
Features	Curbs, Internet Access
Parking	Attached, Concrete, Door-Multi, Driveway, Garage, Garage Door Opener, Garage Faces Side
Garage Spaces	2
Garages	Garage Door Opener
View	None
Waterfront	None

### **Interior**

Interior	Carpet, Tile, Laminate
Appliances	Built-In Oven, Double Oven, Dishwasher, Electric Water Heater, Disposal, Microwave, Range Hood, Built-In Electric Oven, Electric Cooktop, Vented Exhaust Fan
Heating	Central, Electric, Fireplace(s), Wood, Zoned

Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning, Great Room, Primary Bedroom, Raised Hearth, Stone
Stories	Multi/Split

## Exterior

Exterior Features	Rain Gutters
Lot Description	Trees Medium Size, Corner Lot, Irregular Lot, Many Trees
Roof	Composition
Construction	Stone, Wood Siding
Foundation	Slab

## School Information

District	Austin ISD
Elementary	Hill
Middle	Murchison
High	Anderson

## Additional Information

Date Listed	June 29th, 2025
Days on Market	100

## Listing Details

Listing Office	Cynthia Ann Spears
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