

# \$654,000 - 436 Sage Thrasher Circle, Dripping Springs

MLS® #6825214

**\$654,000**

5 Bedroom, 4.00 Bathroom, 2,618 sqft  
Residential on 0.14 Acres

Headwaters at Barton Creek, Dripping Springs, TX

Welcome to the Happy Hacienda â€” 436 Sage Thrasher Circle, Dripping Springs, TX

Nestled in the sought-after Headwaters community, this stunning 5-bedroom, 4-bathroom David Weekley Bluebonnet floor plan perfectly blends Hill Country charm with modern elegance. Known as the Happy Hacienda, this light-filled home boasts an open-concept layout designed for effortless entertaining and everyday comfort.

Step inside to discover soaring ceilings, abundant natural light, and stylish finishes throughout. The gourmet kitchen is a chefâ€™s dream, featuring stainless steel appliances, a spacious island, and custom cabinetry. The open family and dining areas seamlessly connect for family gatherings and celebrations alike.

With 5 generously sized bedroomsâ€”including a luxurious ownerâ€™s suiteâ€”and 4 full bathrooms, there's space for everyone to spread out and feel at home. Thoughtfully designed with flexibility in mind, this home also offers options for a home office, playroom, or guest suite.

Outside, enjoy the beauty of Dripping Springs from your private yard, perfect for morning coffee or sunset unwinding. Located on a quiet street in the heart of Headwaters, youâ€™ll



enjoy resort-style amenities, scenic trails, top-rated schools, and close proximity to Austin.

Come experience the joy of life at the Happy Hacienda—where comfort meets community and every day feels like home.

Our EnergySaver™ Homes offer peace of mind knowing your new home in Dripping Springs is minimizing your environmental footprint while saving energy.

Square Footage is an estimate only; actual construction may vary.

Built in 2025

**Essential Information**

MLS® #	6825214
Price	\$654,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	2,618
Acres	0.14
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Status	Active

**Community Information**

Address	436 Sage Thrasher Circle
Area	HD
Subdivision	Headwaters at Barton Creek
City	Dripping Springs
County	Hays
State	TX
Zip Code	78620

**Amenities**

Utilities Electricity Connected, Fiber Phone Available, Water Contr

Features Barbecue, Common Ground Conference/Meeting Room, I Playground, Park, Property Activities, Sidewalks, Trails/P

Parking Attached, Driveway, Garage

Garage Spaces 2

Garages Garage Door Opener

View Park/Greenbelt, Trees/Wood

Waterfront None

## Interior

Interior Carpet, Tile, Vinyl

Appliances Built-In Oven, Dishwasher, ENERGY STAR Qualified W Water Heater, Microwave, Appliance(s), Vented Exhaust

Heating Central, ENERGY STAR Qualified Equipment, Natural Gas

Fireplaces None

# of Stories 2

Stories Two

## Exterior

Exterior Features In-Wall Pest Control System, Lighting, Private Yard, Rain Gutters

Lot Description Back Yard, Front Yard, Backs to Greenbelt/Park, Sprinklers In Rear, Sprinklers In Front, Landscaped, Sprinkler - Rain Sensor, Sprinklers Automatic, Sprinklers In Ground, Trees Small Size, Views

Roof Composition

Construction Blown-In Insulation, Frame, HardiPlank Type, Radiant Barrier, Stone

Foundation Slab

## School Information

District Dripping Springs ISD

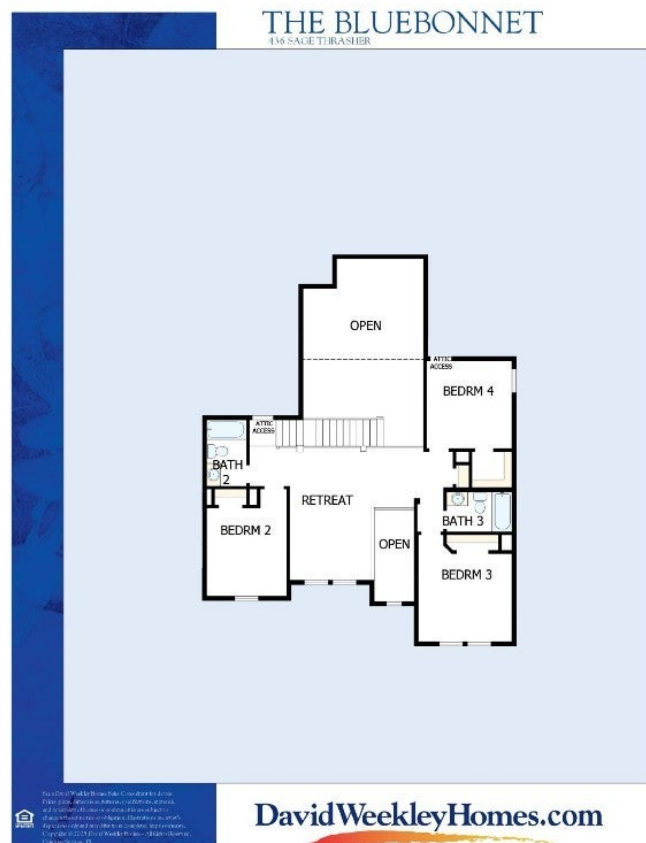
Elementary WildwoodSprings

Middle Dripping Springs Middle

High Dripping Springs

## Additional Information

Date Listed July 18th, 2025



Days on Market      88

**Listing Details**

Listing Office      David Weekley Homes

Property Listed by: David Weekley HomesListings courtesy of Unlock MLS as distributed by MLS GRIDBased on information submitted to the MLS GRID as of October 14th, 2025 at 6:45am. 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 6:45am 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 6:45am CDT