

\$774,000 - 7621 Paruline Drive, Austin

MLS® #7493168

\$774,000

4 Bedroom, 4.00 Bathroom, 3,091 sqft

Residential on 0.26 Acres

Provence, Austin, TX

Welcome to the epitome of luxury living in the heart of

Provence! This exquisite home exemplifies meticulous craftsmanship and modern elegance. As you step inside, you are welcomed by luxurious LVP flooring that seamlessly flows throughout the living areas, primary retreat and up the stairs. The kitchen stands as the centerpiece of the home, showcasing a breathtaking waterfall edge island, complemented by built-in stainless steel appliances and striking pendant lighting. The butler's pantry makes serving the dining room a breeze while entertaining. Indulge in the spa-like bathroom, featuring a freestanding tub, walk-in shower with hexagon tile flooring, dual vanities with upgraded quartz counters and fixtures. The oversized walk-in closet is perfect for all your storage needs. Cozy up by the floor-to-ceiling stone fireplace, surrounded by built-in cabinets, or step outside to the extended covered patio for al fresco dining and to admire the serene surroundings of established oak trees on this expansive lot. Generously sized bedrooms feature walk-in closets and are connected by a jack-and-jill bath. Upstairs, you'll find a versatile game room and media room, perfect for entertainment or relaxation. The garage offers ample space, with vertical room for additional living or storage needs,



and includes a tandem space suitable for storage, a workout area, or a workshop. This home is more than just a residence; it is a masterpiece designed for comfort, luxury, and entertainment. Don't miss the chance to make this stunning property yours and experience the pinnacle of Provence living! Enjoy the convenience of being close to all that Bee Cave and Dripping Springs have to offer, as well as community amenities like a clubhouse, pool, playground, trails, and expansive open spaces. Plus, the youngest residents will attend the newest LTISD elementary school when it opens, adding to the community's appeal.

Built in 2021

Essential Information

MLS® #	7493168
Price	\$774,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,091
Acres	0.26
Year Built	2021
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract

Community Information

Address	7621 Paruline Drive
Area	LS
Subdivision	Provence
City	Austin
County	Travis

State	TX
Zip Code	78738

Amenities

Utilities	Cable Available, Electricity Connected, Phone Available, Sewer Connected, Underground Utilities, Water Connected, Fiber Optic Available, Natural Gas Connected
Features	Community Mailbox, Pool, Curbs, Clubhouse, Common Grounds/Area, Planned Social Activities, Playground, Trails/Paths
Parking	Attached, Driveway, Garage, Garage Door Opener, Inside Entrance, Storage
Garage Spaces	3
Garages	Garage Door Opener
View	Neighborhood, Trees/Woods
Waterfront	None

Interior

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

Exterior

Exterior Features	Lighting, Private Yard, Rain Gutters
Lot Description	Back Yard, Front Yard, Sprinklers Automatic, Trees Medium Size, Interior Lot, Landscaped, Sprinklers In Ground
Roof	Composition, Shingle
Construction	HardiPlank Type, Stone
Foundation	Slab

School Information

District	Lake Travis ISD
Elementary	Bee Cave
Middle	Bee Cave Middle School

High Lake Travis

Additional Information

Date Listed April 3rd, 2025

Days on Market 193

Listing Details

Listing Office Compass RE Texas, LLC

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