

# \$1,139,000 - 17408 Avion Drive, Dripping Springs

MLS® #7533173

**\$1,139,000**

4 Bedroom, 3.00 Bathroom, 3,184 sqft

Residential on 1.00 Acres

Vistancia Sec 3, Dripping Springs, TX

Discover refined Hill Country luxury living in this stunning 4-bedroom, 3-bath home located in the exclusive Vistancia subdivision.

Thoughtfully designed with a balance of elegance, comfort, and functionality, this residence offers an exceptional lifestyle.

The open-concept layout showcases rich hardwood floors, soaring vaulted ceilings with wood beams, and expansive windows that flood the home with natural light. A gourmet kitchen featuring stainless steel appliances and a large center island flows seamlessly into the spacious living area—perfect for hosting gatherings or enjoying family time.

Work or study with ease in the custom-built office with dual workstations, then unwind in the dedicated media room, designed to bring the full cinematic experience right to your home.

Step outside to your private resort-style retreat: a sparkling pool, covered outdoor kitchen and bar, and multiple lounge areas designed for entertaining or simply soaking in the serene Hill Country views—all complemented by the advantage of low HOA fees and property taxes.

Built in 2015

## Essential Information



MLS® #	7533173
Price	\$1,139,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,184
Acres	1.00
Year Built	2015
Type	Residential
Sub-Type	Single Family Residence
Status	Active

### **Community Information**

Address	17408 Avion Drive
Area	LS
Subdivision	Vistancia Sec 3
City	Dripping Springs
County	Travis
State	TX
Zip Code	78620

### **Amenities**

Utilities	Cable Available, Electricity Connected, High Speed Internet Available, Propane, Underground Utilities, Water Connected
Features	None
Parking	Attached, Garage Faces Side
Garage Spaces	3
View	Hills, Pool
Waterfront	None
Has Pool	Yes

### **Interior**

Interior	Carpet, Tile, Wood
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Disposal, Microwave, Self Cleaning Oven, Stainless Steel Appliance(s), Wine Refrigerator
Heating	Central
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas Log, Outside

# of Stories	1
Stories	One

## Exterior

Exterior Features	Outdoor Grill, Rain Gutters
Lot Description	Back Yard, Corner Lot, Sloped Down, Front Yard, Gentle Sloping, Sprinklers Automatic, Trees Medium Size
Roof	Composition
Construction	Brick Veneer, Masonry, Stone Veneer
Foundation	Slab

## School Information

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

## Additional Information

Date Listed	August 27th, 2025
Days on Market	48

## Listing Details

Listing Office	Compass RE Texas, LLC
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