

\$950,000 - 8405 Ambergill Court, Austin

MLS® #9237835

\$950,000

5 Bedroom, 6.00 Bathroom, 4,127 sqft

Residential on 0.16 Acres

Easton Park Prospect Park Ph 1, Austin, TX

Welcome to your dream home in the heart of Easton Park, one of Austin's most vibrant and amenity-rich communities. This stunning 5-bedroom/5.5-bathroom residence offers space, style, and serenity—perfect for both entertaining and everyday living.

Step inside to find a thoughtful layout featuring a dedicated office, two spacious living rooms, a separate formal dining room, and a media room ideal for movie nights or play dates at home. The private home office is carefully situated away from all bedrooms and provides a quiet space for remote work or study.

Enjoy ultimate privacy with no rear neighbors, as the property backs to scenic local trails, offering peaceful views and direct access to outdoor adventures. The Circuit of the Americas Tower is visible from the second story patio.

Living in Easton Park means access to a lifestyle like no other—residents enjoy over 350 acres of parks, 13+ miles of trails, a resort-style pool, clubhouse, fitness center, dog parks, food truck plazas, and a vibrant calendar of community events. All just minutes from Downtown Austin, ABIA, and McKinney Falls State Park.

Don't miss this rare opportunity to own a spacious, well-appointed home with unbeatable access to nature and all the perks



of Easton Park living.

Over \$100K in upgrades, schedule your private tour today! PREFERRED LENDER OFFERING LOW INTEREST RATE FOR THE FIRST TWO YEARS, ASK AGENT FOR DETAILS.

Built in 2024

Essential Information

MLS® #	9237835
Price	\$950,000
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	4,127
Acres	0.16
Year Built	2024
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	8405 Ambergill Court
Area	SC
Subdivision	Easton Park Prospect Park Ph 1
City	Austin
County	Travis
State	TX
Zip Code	78744

Amenities

Utilities	Cable Available, Electricity Connected, Natural Gas Available, Natural Gas Connected, Sewer Connected, Water Connected, Fiber Optic Available
Features	Dog Park, Fitness Center, Playground, Park, Pool, Trails/Paths
Parking	Garage

Garage Spaces	2
View	Neighborhood, Park/Greenbelt
Waterfront	None

Interior

Interior	Laminate, Wood
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Disposal
Heating	Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Great Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony, Rain Gutters
Lot Description	Backs to Greenbelt/Park
Roof	Composition
Construction	Masonry, Stucco, Vinyl Siding
Foundation	Slab

School Information

District	Del Valle ISD
Elementary	Newton Collins
Middle	Ojeda
High	Del Valle

Additional Information

Date Listed	July 9th, 2025
Days on Market	98

Listing Details

Listing Office	Christie's Int'l Real Estate
----------------	------------------------------

Property Listed by: Christie's Int'l Real Estate Listings courtesy of Unlock MLS as distributed by MLS GRID Based on information submitted to the MLS GRID as of October 15th, 2025 at 12:15am. 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 Realty. The 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 15th, 2025 at 12:15am 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 15th, 2025 at 12:15am CDT