

\$1,569,000 - 106 Sendera Bonita, Austin

MLS® #9944331

\$1,569,000

5 Bedroom, 6.00 Bathroom, 5,712 sqft

Residential on 1.01 Acres

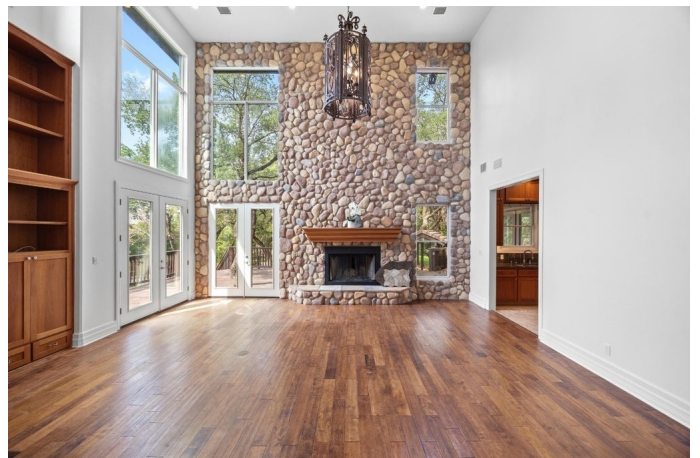
Arbolago, Austin, TX

Priced over \$250K below tax appraised value!
With an acceptable contract by end of September 2025, Seller also offering up to \$40K to buy down points and/or for updates/appliance package, etc.. Ask agent for bids done for flooring. Interior recently painted.

Incredible deal in gated community of Arbolago, 106 Sendera Bonita offers an exceptional opportunity to own over an acre of wooded serenity just moments from Lake Travis. This custom-built home is set on a generous, tree-filled lot in one of Lakeway's most desirable gated enclaves, where residents enjoy access to an 18-acre waterfront park, day dock, and scenic hike-and-bike trails.

Inside, expansive windows invite soft natural light across the main living spaces, while a striking stone fireplace and Bordeaux granite in the kitchen speak to the original design's craftsmanship. The primary suite is conveniently located on the main level, and all bedrooms include en-suite baths. Upstairs, a spacious game room offers additional flexible living.

The backyard is primed for both relaxation and recreation, complete with an infinity-edge pool, spa, putting green, and shaded pavilion, not to mention beautiful oak trees. This estate is ready for its next chapter—offering plenty of



room for a modern refresh to match its timeless surroundings. Lower-level bedrooms are awaiting flooring, and the home is priced well below its tax-appraised value, allowing for personalized updates.

Just 21 miles from Downtown Austin, Arbolago provides the rare combination of lake lifestyle and convenience—close to Lakeway Resort & Spa, Hill Country Galleria, golf courses, and iconic local spots like The Oasis and Sundancer Grill.

Built in 2000

Essential Information

MLS® #	9944331
Price	\$1,569,000
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	5,712
Acres	1.01
Year Built	2000
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	106 Sendera Bonita
Area	LS
Subdivision	Arbolago
City	Austin
County	Travis
State	TX
Zip Code	78734

Amenities

Utilities	Electricity Available, Water Available, Propane
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Features	Common Grounds/Area, Community Mailbox, Gated, Lake, Park, Trails/Paths
Parking	Attached, Direct Access, Driveway, Garage, Garage Faces Side, Circular Driveway, Electric Gate, Kitchen Level
Garage Spaces	3
View	Park/Greenbelt, Trees/Woods, Pool
Waterfront	Lake Privileges, Seasonal
Has Pool	Yes

Interior

Interior	Carpet, Tile, Wood
Appliances	Double Oven, Dishwasher, Disposal, Microwave, Bar Fridge, Built-In Gas Oven, Built-In Refrigerator, Dryer, Ice Maker, Washer, Wine Refrigerator
Heating	Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning, Great Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Exterior Steps, Private Yard, Balcony, Barbecue
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Backs to Greenbelt/Park, Landscaped, Sprinklers Automatic, Private
Roof	Slate
Construction	Masonry, Stone, Stucco
Foundation	Slab

School Information

District	Lake Travis ISD
Elementary	Lake Travis
Middle	Hudson Bend
High	Lake Travis

Additional Information

Date Listed	May 16th, 2025
Days on Market	154

Listing Details

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