

# \$1,999,000 - 136 Web Isle Drive, Granite Shoals

MLS® #173950

**\$1,999,000**

3 Bedroom, 2.00 Bathroom, 2,280 sqft

Single-Family on 0.14 Acres

Web Isle, Granite Shoals, TX

LUXURY LAKEFRONT ON the island of WEB ISLE â€“ LAKE LBJ! This meticulously remodeled property offers a blend of modern luxury, prime open-water, and a lifestyle of unparalleled leisure and convenience. Designed to comfortably host large gatherings, this expansive home sleeps 16 or more guests! The home's exterior immediately captivates, blending modern farmhouse charm with coastal elegance. A coastal style siding with crisp white trim and natural Texas stone accents creates a serene aesthetic that harmonizes with its lake setting. You'll appreciate the front courtyard with elegant stone pavers, accent lighting on front columns and eaves, and a welcoming decorative wrought-iron gate leading to a private patio. Ample on-site parking for up to eight cars makes hosting large gatherings a breeze. This property boasts an expansive 2500 sq. ft. outdoor dock entertainment. Features a swim platform and built-in stairs to water. Slips for two jet skis and a spacious main boat slip with high overhead. Guest boat docking with boat easy tie up. A fully equipped outdoor kitchen includes a hot water sink, dedicated prepping area, grill, frig. Relax and admire the extraordinary views, enjoy bug-free evenings perimeter misting system. 3bedrooms plus an office that can accommodate bunk beds. An enclosed screened porch includes a bed swing and deployable hurricane shutters for storms. Deployable sunscreens on the upstairs windows. Short Term Rental allowed.



Built in 1989

**Essential Information**

MLS® #	173950
Price	\$1,999,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,280
Acres	0.14
Year Built	1989
Type	Single-Family
Sub-Type	Single Family Residence
Status	Active

**Community Information**

Address	136 Web Isle Drive
Subdivision	Web Isle
City	Granite Shoals
County	Burnet
State	TX
Zip Code	78654

**Amenities**

Garages	1 Car Attached Garage
View	Lake, Lake LBJ
Is Waterfront	Yes
Waterfront	Open Water

**Interior**

Interior Features	Breakfast Bar, Cable Available, Granite Counters, Pantry, Counters-Solid Srfc, Split Bedroom, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Disposal, Ice Maker, Microwave, Electric Range, Refrigerator, Washer, Electric Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	One, Gas Log, Gas Starter

**Exterior**

Exterior Features	Balcony, Rain Gutters, Sprinkler System
Roof	Composition
Construction	Wood Siding, HardiPlank Type, Stone
Foundation	Slab

**School Information**

District	Marble Falls
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**Additional Information**

Date Listed	June 20th, 2025
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**Listing Details**

Listing Agent	Tess Henry
Listing Office	All City Real Estate Ltd. Co

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