

\$995,000 - 414 Island Lodges Drive, Buchanan Dam

MLS® #175031

\$995,000

3 Bedroom, 2.50 Bathroom, 2,412 sqft

Single-Family on 0.33 Acres

Island Lodges, Buchanan Dam, TX

Discover elevated lakefront living on 0.33 acres with about 141 feet of private shoreline. This custom two-story home offers 3 bedrooms, 2.5 baths and approximately 2,412 sq ft. Mature shade trees frame a grassy yard that gently slopes to the water on multiple sides, while a covered two-slip dock provides effortless access. The gourmet kitchen features alder cabinetry, granite counters and a gas range; a series of well-placed windows overlook the lake so the chef never misses a view. A round clerestory window and pendant lights complement the cedar-clad ceilings throughout the open-plan living area, and virtually every room captures a view of the lake. Upstairs, a flex room with Murphy beds and a guest bedroom share a hall bath, while the main-level suite includes a steam shower. A detached 20'—20' workshop, carport and one-car garage offer ample storage. Ideal for full-time living or a luxury retreat, this home is priced under \$1 million and is located minutes from parks and wineries.

Built in 2010

Essential Information

MLS® #	175031
Price	\$995,000
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	2,412
Acres	0.33
Year Built	2010
Type	Single-Family
Sub-Type	Single Family Residence
Style	Custom
Status	Active

Community Information

Address	414 Island Lodges Drive
Subdivision	Island Lodges
City	Buchanan Dam
County	Llano
State	TX
Zip Code	78609

Amenities

Amenities	Park, Water
Garages	1 Car Attached Garage, 2 Car Carport, Garage Door Opener, Front Entry
View	Hill Country, Lake, Panoramic, Lake Buchanan
Is Waterfront	Yes
Waterfront	Cove

Interior

Interior Features	Breakfast Bar, Granite Counters, Handicap Access, Pantry, Recessed Lighting, Split Bedroom, Track Lighting, Walk-In Closet(s), Wood Ceiling, No Steps to Entry, Over 14ft Celing
Appliances	Dishwasher, Disposal, Ice Maker, Microwave, Washer Hookup, Cooktop, Wall Oven, Water Softener
Heating	Central
Cooling	Central Air
# of Stories	2

Exterior

Exterior Features	Courtyard, Rain Gutters, Sprinkler System, Stonework, Water Feature Fountain, Handicap Access
Roof	Metal

Construction	Wood Siding, Masonite, Stone
Foundation	Slab

School Information

District	Burnet
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Additional Information

Date Listed	September 5th, 2025
HOA Fees	200
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Katie Simon
Listing Office	Lake Life Team-eXp Realty

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