

\$2,799,000 - 259 Chimney Cove Dr, Marble Falls

MLS® #2063015

\$2,799,000

3 Bedroom, 5.00 Bathroom, 4,949 sqft

Single-Family on 7.51 Acres

Chimney Cove Estates, Marble Falls, TX

Welcome to the Overlook at Chimney Cove Estates, a beautiful, luxurious WATERFRONT estate perched high on a 7.5-acre gated property with amazing views of the Lake & Hill Country. The thoughtfully custom designed one-level home is 4,949 sf with additional garage space with HVAC and bath that could easily be converted to a casita. LED lighting throughout most of the home/outdoors. There are 3 bedrooms, 4.5 baths and a dedicated office with a hidden work area. The home has been designed for functionality & capturing the beauty of the surroundings. Constructed primarily with stone, the property has a sprinkler system, new metal roof (July 2024) optimized for rainwater collection with two 18,900-gallon storage tanks, foam insulation throughout for energy efficiency, and lightning rods for enhanced safety.

The gourmet kitchen with top-tier appliances is perfect for family and friends to gather or enjoy a cozy night at home. All lower cabinets in kitchen, butler's pantry & laundry room have pull out shelves for convenience. The outdoor covered porch has electric shades which provide a seamless transition from the house to the grill, wood burning fireplace, hot tub & gorgeous views.

There are 5 garage spaces with additional garage space in a 44' x 40' barn. The barn has drive-thru capability and ample storage. There is a 220volt, 50-amp breaker installed for electric car charging & RV hook up is available.



The lakeside amenities include approximately, 300' shoreline, a private dock with ambient lighting, Hydro lift, wave runner lift, durable Trex decking & stainless-steel anchor lines on rollers for auto adjustment to lake levels. A new roof was installed on the cabana in January 2025.

Longhorns add Texas charm as they roam Chimney Rock Estates, qualifying the property for an Ag exemption. Come experience this exceptional, serene property with stunning views and conveniently located with easy access to Marble Falls, Lago Vista, Liberty Hill, Cedar Park & Leander.

Built in 2009

Essential Information

| | |
|----------------|-------------------------|
| MLS® # | 2063015 |
| Price | \$2,799,000 |
| Bedrooms | 3 |
| Bathrooms | 5.00 |
| Full Baths | 4 |
| Half Baths | 1 |
| Square Footage | 4,949 |
| Acres | 7.51 |
| Year Built | 2009 |
| Type | Single-Family |
| Sub-Type | Single Family Residence |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 259 Chimney Cove Dr |
| Area | LN |
| Subdivision | Chimney Cove Estates |
| City | Marble Falls |
| County | Burnet |
| State | TX |
| Zip Code | 78654 |

Amenities

| | |
|---------------|--|
| Utilities | Electricity Connected, Propane, Sewer Connected, Water Available |
| Features | Gated |
| Parking | Attached, Circular Driveway, Covered, Door-Multi, Drive Through, Detached, Electric Gate, Garage, Gated, Lighted, Private, Storage, Workshop in Garage |
| # of Garages | 8 |
| View | Hills,Lake,Panoramic,Lake Travis |
| Is Waterfront | Yes |
| Waterfront | Lake Front, Waterfront, Boat Ramp/Lift Access |

Interior

| | |
|-----------------|--|
| Interior | Stone, Wood |
| Appliances | Built-In Refrigerator, Dishwasher, Gas Cooktop, Disposal, Gas Range, Ice Maker, Microwave, Oven, Propane Cooktop, Refrigerator, Range Hood, Stainless Steel Appliance(s) |
| Heating | Central |
| # of Fireplaces | 4 |
| Fireplaces | Bedroom, Double Sided, Family Room, Gas, Outside, Stone, Wood Burning |
| # of Stories | 1 |
| Stories | One |

Exterior

| | |
|-------------------|---|
| Exterior Features | Boat Lift, Boat Ramp, Dock, Exterior Steps, Lighting, Outdoor Grill, Private Yard |
| Lot Description | Cleared, Sloped Down, Landscaped, Private, Trees Large Size |
| Roof | Metal |
| Construction | Stone |
| Foundation | Slab |

School Information

| | |
|------------|------------------|
| District | Marble Falls ISD |
| Elementary | Colt |
| Middle | Marble Falls |
| High | Marble Falls |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 2nd, 2025 |
| Days on Market | 126 |
| HOA Fees | 750 |

HOA Fees Freq. Annually

Listing Details

Listing Agent Kimberly Christman

Listing Office Kuper Sotheby's Int'l Realty

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