

\$499,000 - 17311 Whippoorwill Trl, Lago Vista

MLS® #2788804

\$499,000

3 Bedroom, 2.00 Bathroom, 1,232 sqft

Residential on 1.11 Acres

Lodge Acres, Lago Vista, TX

Experience the best of lakeside living on this sprawling 1+ acre unrestricted property in Lago Vista's serene Cunningham Cove. Located in the Travis County ETJ with no HOA and a low 1.66% tax rate, this property offers the flexibility to be used as a vacation rental, investment, or opportunity to build a custom dream home as a primary residence. With direct water access and a day dock, the new owners can expand with a boat lift. A shared ingress/egress easement provides convenient lake access. The 3BD/2BA home features an open living area and spacious entertaining deck overlooking the tranquil surroundings and huge oak trees. Ample parking is available for RVs and water toys. Just two minutes away, Arkansas Bend Park offers boat ramps, nature trails, and a beach area, making this an outdoor lover's paradise. Whether you are seeking a peaceful retreat, a weekend escape, or a prime investment opportunity, this waterfront property is a must-see.

Built in 1985

Essential Information

MLS® #	2788804
Price	\$499,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,232



Acres	1.11
Year Built	1985
Type	Residential
Sub-Type	Manufactured Home
Status	Active

Community Information

Address	17311 Whippoorwill Trl
Area	LN
Subdivision	Lodge Acres
City	Lago Vista
County	Travis
State	TX
Zip Code	78645

Amenities

Utilities	Cable Available, Electricity Connected, Propane, Sewer Connected, Water Connected
Features	Lake
Parking	Additional Parking, Circular Driveway, Gravel, Private
View	Hills,Lake,TreesWoods,Lake Travis
Is Waterfront	Yes
Waterfront	Boat Ramp/Lift Access, Lake Front, See Remarks, Waterfront

Interior

Interior	Carpet, Vinyl
Appliances	Dishwasher, Microwave, Free-Standing Range, Propane Cooktop
Heating	Electric, Hot Water
# of Fireplaces	1
Fireplaces	Electric
# of Stories	1
Stories	One

Exterior

Exterior Features	Exterior Steps, Private Yard, Boat Ramp
Lot Description	Front Yard, Gentle Sloping, Level, Moderate Trees, Native Plants, Trees Large Size, Trees Medium Size, Sloped Down
Roof	Metal, Shingle
Construction	Frame, HardiPlank Type

Foundation Pillar/Post/Pier

School Information

District Lago Vista ISD
Elementary Lago Vista
Middle Lago Vista
High Lago Vista

Additional Information

Date Listed March 30th, 2025
Days on Market 183

Listing Details

Listing Agent Lindsey Daniels
Listing Office Keller Williams Realty

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