

# \$324,900 - 912 Cozy Ln, Tow

MLS® #2944001

**\$324,900**

2 Bedroom, 1.00 Bathroom, 952 sqft

Single-Family on 0.22 Acres

Buchanan Lake Village, Tow, TX

The Lake is Full and Calling Your Name! Lake Buchanan Waterfront Haven: A Legacy of Love. This cherished 2-bedroom, 1-bathroom lakefront home sits gracefully on approx. .22 Ac with about 70 feet of pristine Lake Buchanan shoreline, carrying with it a legacy of care and devotion from its previous owners who treasured this special place throughout the years. Every corner of this meticulously maintained residence reflects the attention and affection lavished upon it. Recent updates showcase the owners' commitment to quality and comfort, including beautiful new flooring throughout, elegant granite countertops, and thoughtfully selected new doors. Substantial foundation work ensures this home stands strong for years to come. Located in Buchanan Lake Village, who's residents enjoy access to four HOA parks and two convenient boat ramps, making lake adventures as easy as stepping out your back door. Whether you're an avid angler seeking the lake's abundant fishing spots or prefer exploring Lake Buchanan's scenic beauty by ATV or golf cart, this home positions you perfectly for waterfront living at its finest. The warmth that permeates this property is palpable—a testament to the love and care invested by those who called it home. Now ready for its next chapter, this lakefront haven awaits a new owner to continue its story of lakeside living and cherished memories.

Built in 1986



## Essential Information

MLS® #	2944001
Price	\$324,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	952
Acres	0.22
Year Built	1986
Type	Single-Family
Sub-Type	Single Family Residence
Status	Active

## Community Information

Address	912 Cozy Ln
Area	LL
Subdivision	Buchanan Lake Village
City	Tow
County	Llano
State	TX
Zip Code	78672

## Amenities

Utilities	Electricity Connected, Water Connected
Features	Lake, Playground, Park
Parking	Attached Carport
View	Hills,Lake,Water,Lake Buchanan
Is Waterfront	Yes
Waterfront	Lake Front

## Interior

Interior	Laminate
Appliances	Dishwasher, Microwave, Electric Range, Free-Standing Electric Range
Heating	Central
# of Stories	1
Stories	One

## Exterior

Exterior Features	None
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Lot Description	Views
Roof	Metal
Construction	HardiPlank Type
Foundation	Pillar/Post/Pier

### **School Information**

District	BurnetCONSISD
Elementary	RJ Richey
Middle	Burnet (Burnet ISD)
High	Burnet

### **Additional Information**

Date Listed	May 23rd, 2025
Days on Market	141
HOA Fees	45
HOA Fees Freq.	Annually

### **Listing Details**

Listing Agent	Jill Decker
Listing Office	Lakes and Hills Realty

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