

\$13,000,000 - 13322 Shore Vista Dr, Austin

MLS® #4016763

\$13,000,000

5 Bedroom, 9.00 Bathroom, 7,029 sqft

Single-Family on 3.27 Acres

River Bend, Austin, TX

Villa Caslano is a breathtaking Lake Austin estate offering +/- 280' feet of pristine shoreline, directly across from the protected Balcones Nature Preserve. Set behind private gates, this expansive property blends timeless European elegance with resort-style amenities. The grand great room features 30-foot vaulted ceilings and flows into a chef's kitchen outfitted with two Sub-Zero refrigerators, Wolf double ovens, a six-burner gas cooktop with griddle, and dual Miele dishwashers. Rich materials and artisan craftsmanship are found throughout—from hand-carved stone archways and wood beams to custom glass globes and ironwork. Additional highlights include a temperature-controlled wine room for over 200 bottles, a stunning home theater (with blackout shades and lake views), and a luxurious office with private study. Designed for effortless indoor-outdoor living, the home's covered loggia features a full outdoor kitchen and fireplace overlooking the infinity pool, pool house, and two pickleball courts with lighting. The two-story boat dock includes two boat slips and a fully integrated outdoor living space with a sun deck, kitchen, and audio/visual system—ideal for entertaining. A mosquito control system, private well, and Italian marble fountain elevate the estate's luxurious lifestyle. The primary suite is a true sanctuary with a domed entry and one of the most spectacular closets in Austin—complete with floor-to-ceiling shoe racks, a sliding ladder, and its own laundry and



beverage station. The spa-like bathroom features a Bain Ultra soaking tub, dual rain and handheld shower heads, and six body sprayers. Ideally located just a golf cart ride from the world-class Lake Austin Spa and close to the UT Golf Club, this estate offers exceptional proximity to top-rated schools, restaurants, and retail in one of Austin’s most coveted gated neighborhoods. Tax and assessed values are estimates for illustration purposes only. All figures should be independently verified.

Built in 2008

Essential Information

MLS® #	4016763
Price	\$13,000,000
Bedrooms	5
Bathrooms	9.00
Full Baths	7
Half Baths	2
Square Footage	7,029
Acres	3.27
Year Built	2008
Type	Single-Family
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	13322 Shore Vista Dr
Area	RN
Subdivision	River Bend
City	Austin
County	Travis
State	TX
Zip Code	78732

Amenities

Utilities	Electricity Connected, Propane, Water Connected
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Features	Community Mailbox, Gated
Parking	Attached, Circular Driveway, Door-Multi, Garage, Inside Entrance, Garage Faces Side, Golf Cart Garage
# of Garages	4
Garages	Garage Door Opener
View	Hills,Lake,Pool,Lake Austin
Is Waterfront	Yes
Waterfront	Lake Front, Waterfront, Boat Ramp/Lift Access

Interior

Interior	Carpet, Tile, Wood
Appliances	Built-In Range, Built-In Gas Oven, Built-In Refrigerator, Double Oven, Dishwasher, Built-In Freezer, Gas Cooktop, Disposal, Ice Maker, Microwave, Refrigerator, Warming Drawer
Heating	Central, Fireplace(s), Propane
# of Fireplaces	4
Fireplaces	Gas Log, Great Room, Primary Bedroom, Outside, Wood Burning
Stories	One and One Half

Exterior

Exterior Features	Boat Lift, Covered Courtyard, Dock, Garden, Gas Grill, Lighting, Outdoor Grill, Private Entrance, Rain Gutters, Tennis Court(s), Uncovered Courtyard, Arbor, Misting System
Lot Description	Back Yard, Cul-De-Sac, Gentle Sloping, Sprinklers In Rear, Sprinklers In Front, Landscaped, Sprinklers Automatic, Sprinklers In Ground, Trees Large Size, Views
Roof	Tile
Construction	Stone, Stucco
Foundation	Slab

School Information

District	Leander ISD
Elementary	River Ridge
Middle	Canyon Ridge
High	Vandegrift

Additional Information

Date Listed	August 1st, 2025
Days on Market	60
HOA Fees	3000

HOA Fees Freq. Annually

Listing Details

Listing Agent Eric Moreland
Listing Office Moreland Properties

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