

1101 CANYON EDGE

OFFERED AT \$649,900

PROPERTY FEATURES

Designed by Tom Hurt, AIA

3 Bedrooms, 2 Baths

2315 Square Feet (TCAD)

Concrete and Hardi-plank
Exterior with Metal Roof

Custom Flooring, Cabinetry and
Metal Work

Designer Materials/Fixtures
Throughout

Fully Wired for Security, Audio,
and Network

3 kW Solar Power System

1/3 Acre Lot Backs to Green-
belt with Creek

Eanes School District

Community Association Park and
Pool on Lake Austin



**CALL TODAY FOR A
PERSONAL SHOWING**



AIA AWARD WINNING HOME WITH AMAZING VIEWS

This beautiful custom home is nestled atop a 1/3 acre lot with amazing hill country views. No detail was overlooked in the design and construction of this noteworthy residence. The exterior setting takes advantage of the slope of the hillside with surrounding native trees and natural stone. Steel and concrete construction allows for high ceilings and expansive glass, creating bright and open interior spaces.

The dramatic SIPS roof with Tigerwood-clad ceiling extends from the carport, through the living area to the rear deck, reinforcing the connection between indoor and outdoor spaces. Below the SIPS roof, the living area connects the kitchen, dining and living rooms with the outdoors through double doors and multiple large windows. All living areas feature wood and concrete floors and custom cabinetry with metal and Tigerwood accents. Honed granite counter tops in the open kitchen compliment the bright stainless steel appliances and back splash.

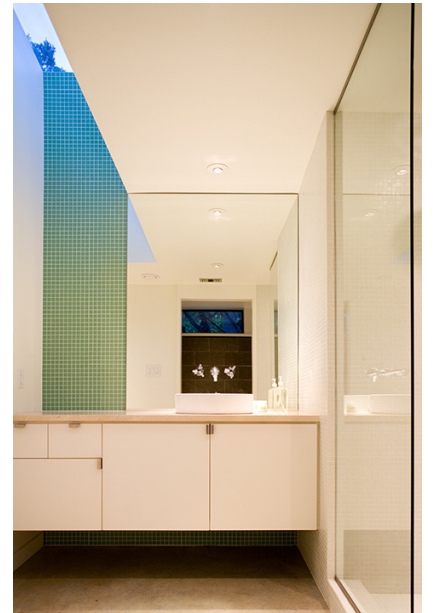
Custom landscaping by RainLilly Design compliments the natural setting of the home with limestone steps, custom metal railings and retaining wall, and native plants.

Located off Cuernavaca in the award winning Eanes school district, this home is only 10 minutes from downtown, and 5 miles from the new Hill Country Galleria. Membership in the Lake Hills Community Association includes access to a park, boat ramp and pool just down the road on the shore of Lake Austin.

The information contained herein is furnished by the owner and/or the taxing authority, but is subject to verification by the purchaser. The agent assumes no responsibility for correctness thereof. The sale is made subject to errors, omissions, change of price, prior sale or withdrawal without notice in accordance with the law. This property is offered without regard to race, color, creed or national origin.

ADDITIONAL PHOTOS

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FOR MORE INFORMATION ON THIS HOME PLEASE VISIT:

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