



Under Contract - Option Pending on Market

\$500,000

Call (512) 632-9217 Today!

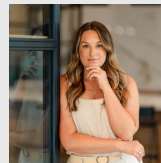
13205 CRAVEN LN, MANOR, TX 78653

4 BEDS, 2 FULL & 1 HALF BATH(S)

Welcome to 13205 Craven Lane, a 4-bedroom, 2.5-bath home in the highly sought-after ShadowGlen community in Manor. From the moment you step inside, the home feels elevated. A grand hallway with arched entryways and charming architectural nooks is the first thing you'll set your eyes on. Throughout the home, carefully upgraded light fixtures from CB2 and Restoration Hardware add a modern designer touch. Just off the entry, sits a formal dining room and powder bath. Down the hall is an open kitchen with a center island and breakfast nook with a built in bar. The kitchen overlooks the living room with soaring ceilings and an abundance of windows lets in tons of natural light. The primary suite on the main level offers a walk-in shower, separate soaking tub, and a generously sized closet. Upstairs, you'll find a spacious secondary living area, three large additional bedrooms, and a thoughtfully designed shared bathroom. Step outside on the extended patio, overlooking an oversized backyard. The 2.5-car garage adds extra flexibility perfect for a golf cart, bikes, or additional storage. Enjoy walkable access to nearby restaurants and schools (just under a mile away), plus an impressive lineup of ShadowGlen amenities including two resort-style pools, a four-acre water park with water slides and a splash pad, a private golf club, fitness center, open green spaces, and scenic walking trails. All of this, just 15 minutes from the heart of Downtown Austin.

GENERAL DESCRIPTION

- Subdivision:** SHADOWGLEN PHS 1 SEC 12-13
- Property Type:** Residential Single Family
- Bedrooms:** 4
- Baths:** 2 Full & 1 Half
- Stories:** 2
- Garage:** 2 / Attached
- Year Built:** 2020
- Building Sqft:** 2,747 / Public Records
- Lotsize:** 8,838
- Maintenance Fee:** \$796 / Annually
- MLS# / Area:** ABORTX-7637368



Get in touch
Mica Rucker

(512) 632-9217

Compass RE Texas, LLC
(512) 575-3644

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Visit <https://www.har.com/ABORTX-7637368> for more information