

Under Contract - Option Pending on Market

**\$1,275,000**

Call (512) 970-1031 Today!

## 19509 INVERNESS DR, SPICEWOOD, TX 78669 4 BEDS, 3 FULL BATH(S)

Discover a truly SPECIAL home in Spicewood's most desirable GATED community—Inverness Point. Live the ultimate Lake Travis lifestyle just steps from the water, where you can walk to your private MARINA for boating, fishing, or kayaking. Everyday living feels like a lakeside retreat, surrounded by nature and Hill Country serenity. This rare single-story residence captures stunning Hill Country VIEWS with a meticulously designed layout that's both luxurious and inviting. From the dramatic oversized double front doors to the tranquil courtyard centered around a private POOL and waterfalls, every detail reflects intentional craftsmanship and resort-inspired design. Inside, soaring ceilings, wood beam accents, and walls of glass set the stage for open, light-filled living. The entry features a natural stone wall with recessed grout balanced by a glass-enclosed wine room, introducing the home's sophisticated style. The living area centers around a sleek linear fireplace and flows seamlessly into the chef's kitchen with a waterfall island, commercial-grade appliances, built-in refrigerator, gas range with double oven, and a butler's pantry with beverage fridge, workspace, and coffee bar. The primary suite offers a fireplace, patio access, and a spa-like bath with LED-lit soaking tub, oversized shower, floating vanities, and custom walk-in closet. A separate casita provides its own living room, bedroom, and full bath—perfect for guests or multi-generational living. Outdoor living shines with covered patios, a full kitchen, fireplace, and multiple lounge areas to enjoy Hill Country breezes,

### GENERAL DESCRIPTION

**Subdivision:** Inverness Point  
**Property Type:** Residential Single Family  
**Bedrooms:** 4  
**Baths:** 3 Full  
**Stories:** 1  
**Garage:** 2  
**Year Built:** 2023  
**Building Sqft:** 2,805 / Public Records  
**Lotsize:** 12,741  
**Maintenance Fee:** \$1,200 / Annually  
**MLS# / Area:** ABORTX-9192760



Get in touch  
**April Womack**

(512) 970-1031

19509 INVERNESS Dr, Spicewood, TX 78669 **Moreland Properties**

Visit <https://www.har.com/ABORTX-9192760> for more information (512) 263-3282