



# 2421 Barton Creek Blvd.

## UPGRADES & FEATURES

- Gorgeous curb appeal offering a stone and brick elevation with an arched breezeway
- Extensive wood flooring
- Multiple staircases
- Soaring ceilings
- Tons of windows for natural light
- Crown molding
- Decorative lighting
- Art niches
- Floor-to-ceiling stone fireplace
- Built-in entertainment center
- Modern kitchen:
  - Quartz countertops
  - Stainless steel appliances
  - 6 burner rangetop
  - Double oven
  - Farm sink
  - Herringbone patterned backsplash
  - Hidden spice racks
  - Large island with a breakfast bar
  - Walk-in pantry
- Luxurious primary suite:
  - Sliding barn doors
  - Separate quartz vanities
  - Jetted tub
  - Separate shower with a rain showerhead, handheld sprayer and body sprayers
  - 2 walk-in closets with built-ins
  - Bay window sitting area
  - Pool access
- In-law suite with a private entrance
- 2 laundry rooms, 1 on each floor
- Mud room
- Home office with French doors
- Huge game room
- Media room wired for surround sound and a projector
- Large balcony
- Spacious corner lot surrounded by green space
- Picturesque creek views
- Heated pool and spa with water features and a tanning ledge
- Massive covered patio with a ceiling fan and gas stub for a grill
- Low-maintenance artificial turf grass
- Oversized garage with overhead storage
- Austin Waters amenities:
  - Clubhouse
  - Community pool
  - Playground
  - Dog park
  - Greenbelt
  - Trails
- Close proximity to Arbor Hills Nature Preserve



### LUXURY COLLECTION<sup>SM</sup>

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