

3405 CARIBOU TRAIL, 78735

1.75 acres (76,230 Sq Ft) View Lot in Barton Creek



Secluded Custom Home lot, Amazing Golf Course & Hill County Views

Location	3405 Caribou Trail Austin, Texas 78735
Land Area	1.75 Acres or 76,230 square feet
Topography	Gently sloping
Utilities	Electric and water provided, septic required
Use Restrictions	Single family only
Legal Desc.	Lot 2, Block E, The Foothills of Barton Creek
Price	\$799,000
MLS#	6796052
Virtual Tour	http://tours.jamesbrucephotography.com/315624

Please call or text for gate code

Located in the original Foothills of the prestigious Barton Creek Resort development, this lot was purchased 25 years ago along with another next door. The owner has finally decided to build on the lower lot and is offering the upper lot for sale. This gated cul-de-sac has only 5 lots. The other three are improved with custom homes. None have better views than the one in this offering.

Access is easy from Barton Creek Blvd. or Capital of Texas Highway 360 via Lost Creek. Very close to South-west Parkway.

Optional social membership to Barton Creek Country Club conveys with sale for \$1,000. This category of membership is no longer offered to the public by the club whose minimum enrollment fee is now \$25,000.

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