

# \$975,000 - 7 Anderson Crossing, Cedar Park

MLS® #2979552

**\$975,000**

0 Bedroom, 0.00 Bathroom,  
Land on 3.17 Acres

SWEET FARMS 2 RESUB LOT 4 1, Cedar Park, TX

**GREAT BUILDING OPPORTUNITY IN CEDAR PARK!** This stunning waterfront property is private and quiet but close to everything! At 3.172 acres, this beautiful lot is leveled, cleared, and has utilities. The two flat acres are ready to be built on and have a working well. Behind them and down the embankment is lush and gurgling Brushy Creek- perfect for viewing from your back porch or infinity pool while watching the sunset. The in-ground pool can be restored or excavated. The darling red barn is ready for livestock and next to it is a large beautiful (certificate holding) Treaty Oak descendant that was grown from the Treaty Oak acorn! Take advantage of this rare chance to invest in a prime piece of Cedar Park real estate with exceptional value and potential AND a piece of authentic Austin history. With convenient access to 183A, I35, HEB Plus, 1890 Ranch shopping center, restaurants, and movie theaters, this location offers the perfect balance of peacefulness and accessibility. No HOA! Great Leander ISD schools! Perfect waterfront lot so grab your builder and make this your new dream home oasis!

\*Previous property tax assessment reflects the property with the now-removed house on it.  
For tax questions contact agent.



## Essential Information

MLS® # 2979552

Price	\$975,000
Bathrooms	0.00
Acres	3.17
Type	Land
Sub-Type	Unimproved Land
Status	Active

### Community Information

Address	7 Anderson Crossing
Area	RRW
Subdivision	SWEET FARMS 2 RESUB LOT 4 1
City	Cedar Park
County	Williamson
State	TX
Zip Code	78613

### Amenities

Utilities	Electricity Available, Phone Available
Features	None
View	Pasture, Creek/Stream, Trees/Woods, Water
Is Waterfront	Yes
Waterfront	Creek, Stream, Waterfront

### Exterior

Lot Description	Cleared, Cul-De-Sac, Sloped Down, Backs to Greenbelt/Park, Level, Private, Trees Large Size
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### School Information

District	Leander ISD
Elementary	Akin
Middle	Stiles
High	Vista Ridge

### Additional Information

Date Listed	July 19th, 2023
Days on Market	301

### Listing Details

Listing Office	Compass RE Texas, LLC
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