

\$12,950,000 - 5420 Petticoat Lane, Austin

MLS® #3951558

\$12,950,000

7 Bedroom, 7.00 Bathroom, 8,740 sqft
Residential on 10.65 Acres

Simmons John E, Austin, TX

One-of-a-kind estate property on over 10 acres nestled up against Wild Basin Wilderness Preserve to the back and overlooking breathtaking Austin skyline views. This vast two-lot parcel is a rare opportunity to own substantial acreage within eight miles of downtown; the size and location of the property offers extraordinary privacy while also allowing for far-reaching panoramas. Two recently remodeled existing homes offer move-in ready options. This property also affords the potential to build the ultimate showplace home. While you will be surrounded by woods and wildlife at home, Austin Country Club is a quick five miles to the north, and shopping and dining in Westlake is six miles south. Exceptional Eanes schools are nearby, as are several prestigious private institutions. The larger home is a sumptuous entertaining showplace with elegantly proportioned rooms flowing in to one another and out to the covered terrace, pool and lawn beyond. Features an oversized bar between the sunken living and family room. A luxuriously sized primary suite enjoys city and hillside scenery, a spa-like bath and two walk-in closets plus an adjacent study. Two additional bedrooms and a mirrored fitness/dance room offer plenty of space. The second home is a charming mid-century cottage with a bedroom and study/flex space; a separate pool house with bath can serve as an ultra-private primary suite. A screened porch and large deck expand the living space



outside. Set on a grassy terrace, the pool hangs over the hillside, and you will find yourself spending hours floating at the edge, enjoying the view. The incredible property is a once-in-a-lifetime opportunity to live a Hill Country lifestyle while enjoying the pleasures of one of the most exciting cities in the country. *Taxes are estimates based on 2021 rate and 2022 assessed value. All tax figures should be independently verified. 24HR Advance Showing Notice.

Built in 1984

Essential Information

MLS® #	3951558
Price	\$12,950,000
Bedrooms	7
Bathrooms	7.00
Full Baths	6
Half Baths	1
Square Footage	8,740
Acres	10.65
Year Built	1984
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract

Community Information

Address	5420 Petticoat Lane
Area	8E
Subdivision	Simmons John E
City	Austin
County	Travis
State	TX
Zip Code	78746

Amenities

Utilities	Electricity Connected, Water Connected, Propane
Features	None

Parking	Driveway, Garage, Additional Parking, Attached, Carport
Garage Spaces	3
View	City, Hills, Panoramic, Park/Greenbelt
Waterfront	None
Has Pool	Yes

Interior

Interior	Carpet, Marble, Wood
Appliances	Dishwasher, Bar Fridge, Built-In Refrigerator, Cooktop, Disposal, Double Oven, Electric Oven, Electric Water Heater, Exhaust Fan, Gas Cooktop, Ice Maker, Microwave, Stainless Steel Appliance(s), Trash Compactor
Heating	Central, Fireplace(s), Electric
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas Starter, Living Room, Wood Burning
Stories	Multi/Split

Exterior

Exterior Features	Private Yard, Rain Gutters, See Remarks
Lot Description	Backs to Greenbelt/Park, Many Trees, Private, Sprinklers Automatic, Trees Large Size, Trees Medium Size
Roof	Metal
Construction	Frame, Masonry
Foundation	Slab, Pillar/Post/Pier

School Information

District	Eanes ISD
Elementary	Bridge Point
Middle	Hill Country
High	Westlake

Additional Information

Date Listed	November 1st, 2022
Days on Market	284

Listing Details

Listing Office	Moreland Properties
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