

# \$929,000 - 912 Rabbit Brush Road, Leander

MLS® #8231673

**\$929,000**

4 Bedroom, 4.00 Bathroom, 3,603 sqft

Residential on 0.20 Acres

Bryson, Leander, TX

**\*SELLER OFFERING A \$10,000 CREDIT!\***

Welcome to a one-of-a-kind home in the award-winning Bryson community, set on an oversized lot and thoughtfully upgraded with over \$198,000 in high-end finishes and strategic improvements. Spanning 3,603 sqft, this residence blends elegance, comfort, and functional luxury with 4 spacious bedrooms, 3.5 bathrooms, a dedicated office, media room, game/flex space, and a 3-car garage. At the heart of the home, a stunning double-island kitchen showcases Cambria Oakleigh luxury quartz with full waterfall edges, designer backsplash, and a Samsung smart 36" cooktop, all surrounded by premium tile and luxury vinyl plank flooring throughout. The primary suite offers a serene escape with dual custom closets, Cambria quartz counters, and heated, soft-close toilet seats in every bathroom, while Bedroom 2 features a spa-inspired full tile shower with frameless glass door. Step outside to a 740 sqft extended covered patio with oversized fans, gas line, and MSI Midnight Montage tile. This home is loaded with smart upgrades including Somfy-powered designer roller shades, Minka Aire smart fans, Ring security system, smart entry locks, Tesla EV charger, whole-home water softener and reverse osmosis, built-in office desk and daybed, mudroom bench, epoxy flooring, and upgraded Kohler and Delta plumbing throughout. Zoned to top-rated Leander ISD and offering access to Bryson's resort-style pool, fishing pond,



dog park, miles of walking trails, and a new on-site elementary school, all just minutes from 183A and the Northline development. This is a rare opportunity to own a custom-caliber home in one of the most desirable communities in Central Texas.

Built in 2022

**Essential Information**

|                |                         |
|----------------|-------------------------|
| MLS® #         | 8231673                 |
| Price          | \$929,000               |
| Bedrooms       | 4                       |
| Bathrooms      | 4.00                    |
| Full Baths     | 3                       |
| Half Baths     | 1                       |
| Square Footage | 3,603                   |
| Acres          | 0.20                    |
| Year Built     | 2022                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Active                  |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 912 Rabbit Brush Road |
| Area        | CLN                   |
| Subdivision | Bryson                |
| City        | Leander               |
| County      | Williamson            |
| State       | TX                    |
| Zip Code    | 78641                 |

**Amenities**

|               |                                                                                                            |
|---------------|------------------------------------------------------------------------------------------------------------|
| Utilities     | Underground Utilities                                                                                      |
| Features      | Common Grounds/Area, Community Mailbox, Playground, Pool, Sport Court(s), Trails/Paths, Barbecue, Dog Park |
| Parking       | Attached, Garage, Garage Door Opener, Tandem                                                               |
| Garage Spaces | 3                                                                                                          |
| Garages       | Garage Door Opener                                                                                         |

|            |              |
|------------|--------------|
| View       | Neighborhood |
| Waterfront | None         |

## Interior

|                 |                                                                                                                                     |
|-----------------|-------------------------------------------------------------------------------------------------------------------------------------|
| Interior        | Tile, Vinyl                                                                                                                         |
| Appliances      | Built-In Oven, Dishwasher, Disposal, Gas Water Heater, Microwave, Self Cleaning Oven, ENERGY STAR Qualified Appliances, Gas Cooktop |
| Heating         | Central, Natural Gas                                                                                                                |
| Fireplace       | Yes                                                                                                                                 |
| # of Fireplaces | 1                                                                                                                                   |
| Fireplaces      | Family Room                                                                                                                         |
| # of Stories    | 1                                                                                                                                   |
| Stories         | One                                                                                                                                 |

## Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior Features | Private Yard, Rain Gutters              |
| Lot Description   | Sprinklers In Front, Sprinklers In Rear |
| Roof              | Composition                             |
| Construction      | Brick, Masonry, Stone                   |
| Foundation        | Slab                                    |

## School Information

|            |             |
|------------|-------------|
| District   | Leander ISD |
| Elementary | Jim Plain   |
| Middle     | Danielson   |
| High       | Glenn       |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 7th, 2025 |
| Days on Market | 120            |

## Listing Details

|                |                   |
|----------------|-------------------|
| Listing Office | MODUS Real Estate |
|----------------|-------------------|

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