



Leander

3615 SF 4 BD 3.5 BA 3 CAR

215 Mesa Vista Drive

Mesa Vista Estates, 7.81 acres

JUST LISTED



COMPASS





Contemporary Equestrian Estate with Hill Country Views

215 Mesa Vista Drive

Tucked away in scenic Mesa Vista Estates, this breathtaking 7.8-acre estate offers the perfect blend of luxurious living, equestrian functionality and scenic Hill Country serenity, just a few miles Northwest of Austin and Cedar Park. The custom-designed residence spans over 3,600 square feet, featuring 4 spacious bedrooms, 3.5 baths, dedicated office, open concept layout and a laundry/mudroom all on the main level. Soaring ceilings with exposed fir beams, rich walnut floors, remodeled double-sided fireplace, and designer finishes throughout give the home a refined, yet comfortable feel. The remarkably redesigned kitchen is a showstopper with high-end appliances, including a 6-burner gas stove, custom cabinetry, contemporary lighting, a quartz waterfall island, and walk-in pantry. Upstairs features a sunlit game room and two flexible spaces perfect for a gym, media room, hobby space, or storage.

Relax and enjoy breathtaking sunrise and sunset hill country views from expansive covered front, side, and back porches overlooking custom professional landscaping, horse grazing, and a fully-fenced backyard with room for a pool or sport court. Equestrian enthusiasts or those seeking potential horse boarding income will love the fully outfitted 3-stall barn w/oversized stalls, individual runs, tack and feed rooms, hay storage, grooming area, plus full utilities. Ride, train or host events in the 100x80 granite sand arena. All 7.81 acres are fenced and cross-fenced with native grass pastures to support year-round foraging and rotation. A 1,200 SF 3-room workshop with electricity and bathroom offers endless potential as a guest house, studio, or home office. With no HOA, a low 1.7% tax rate and light restrictions that allow home businesses, the freedom here is unmatched. Just minutes to the 1300-acre River Ranch County Park with miles of riding trails & the new Northline development, plus zoned to Leander ISD, this is a rare opportunity to live "off -grid," work, ride or expand with purpose on your own terms.



Amenities:

Elegantly Remodeled Kitchen & Fireplace

Walnut hardwood flooring, Custom closets, Beamed Ceilings

Designer Lighting, Custom Cabinetry and High-End Appliances

Expansive covered front, side and back patios

Gorgeous Texas sunrise and sunset views

Gated, fully fenced and cross-fenced 7.81 acres

3-Stall Barn with Individual Runs, Tack & Feed Rooms, Grooming Area, Water & Electric

Three-Room Workshop with A/C and bathroom

100x80 Granite Sand Arena

Low 1.7% tax rate, no HOA, home businesses permitted



Meleah Wehman

REALTOR®, Esq.

M: 512.656.9463

meleah.wehman@compass.com

meleahsellsatx.com



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