

# Crystal Falls



## LONE STAR LUXURY

Welcome to 5,000 acres of Hill Country bliss. Crystal Falls is the last untouched landscape of true Hill Country living in Austin's booming northwest corridor. A community where the stories of hard scrabbled cattlemen, homesteaders and Indians thrive and seep into every corner.

From 2,000 pound, hand carved limestone street signs harvested from our old Whitestone quarry to dramatic stockade fences made of traditional cedar stays, when you come to Crystal Falls, you know you've discovered a master planned community that is wildly different from any other. This is a community that truly embraces the land and its history.

Voted "Best Master Planned Community" by the Austin Business Journal, Crystal Falls has quickly become one of the most sought after addresses in the Austin metropolitan area. One reason? Your home choices are as vast as our vistas. Discover gated, pristine Hill Country acreage home sites and build your custom dream estate high atop a ridge in Grand Mesa. Or settle in on your front porch and watch your kids play in The Highlands - Crystal Falls' traditionally scaled neighborhood providing offerings from elite national and Austin home builders. You can even observe a game of golf from your own backyard in The Fairways or Cap Rock communities, overlooking the stunning Golf Club at Crystal Falls. And, while Crystal Falls is complete with many modern amenities – golf, tennis, swimming, parks and access to top-notch education – the luxurious splendor of the Hill Country skies at sunset and the wonder of sleeping under a million stars remains from eras gone by.

### Location:

Whatever your vision of classic Hill Country living, you can find it somewhere in Crystal Falls. Located just west of Lakeline Blvd in the 78641 zipcode, this Williamson County community is just a short drive from North Austin. When you claim your homestead in Crystal Falls, you are surrounding yourself with Hill Country terrain as diverse as it is unique. Residents enjoy secluded canyons, lush fairways, trickling creeks and breathtaking vistas. Wherever you find yourself in Crystal Falls, there is truly a sight to behold.

### Amenities:

Creating an exceptional Master Planned Community means creating a place where families can enjoy themselves, enrich their lives and connect with other families. Crystal Falls offers safe, pleasant, family oriented communities that provide access to quality housing, family-friendly areas and activities, as well as access to one of the Austin area's fastest growing school districts, Leander ISD. And, with choices from traditional neighborhood offerings to custom dream homes on Hill Country acreage, Crystal Falls offers something for every family.

Throughout the year, Crystal Falls hosts a number of events perfect for the kids, including a huge 4th of July celebration. Or you can join one of the neighborhood Bunko groups, book clubs, wine clubs or golf groups to meet your neighbors and further enjoy the community. Year round access to our many parks, playgrounds, amenity centers and sprawling acres of greenbelts offers fun around every corner and plenty of open spaces to play. As the community continues to grow, so do our plans for the future – including walking trails that will connect several of our neighborhoods to the local city park and on-site community schools.

Nature defines Crystal Falls. Outdoor adventure and relaxation is encouraged and supported by our community's amenity centers, golf course, canyon preserves, open spaces and parks. Fully reflecting the varied terrain of Crystal Falls – sweeping landscapes, spring fed creeks and dramatic vistas – Crystal Falls has crafted a diverse set of amenity areas that blend in with nature and appeal to a multitude of lifestyles. Imagine yourself teeing off on our picturesque Hill Country golf course, unwinding at one of our lush swimming complexes sculpted from rock gleaned from the old Whitestone Quarry, playing a round of disc golf, discovering new terrain, fishing or simply enjoying the family at one of our many parks and playgrounds.

## *Schools Serving Crystal Falls*

Crystal Falls is a big proponent of providing easy access to quality education for our residents. The community currently enjoys three on-site elementary schools and one middle school, all within walking distance. An award-winning high school is also nearby to service the Crystal Falls community. Crystal Falls' schools are part of the award winning Leander Independent School District. Plans are in place to add additional schools within Crystal Falls as the community continues to grow.

*Whitestone Elementary*  
*Winkley Elementary*  
*Knowles Elementary*

*Running Brushy Middle School*  
*Leander Middle School*

*Leander High School*

*All information obtained from  
<http://www.mycrystalfalls.com>*

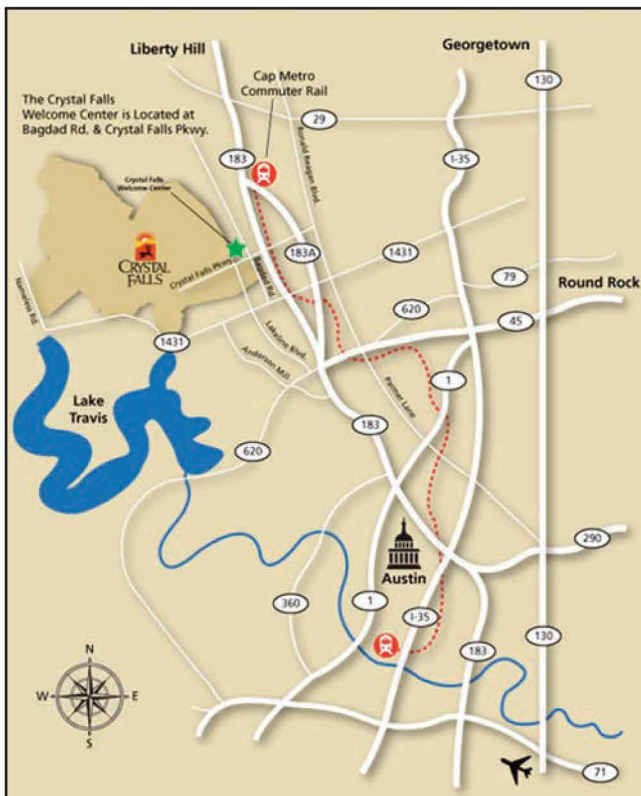
Crystal Falls' unique landscape provides an eager canvas for our amenity centers and parks. Enjoy watching a tennis match while sitting on a one of a kind natural rock grandstand. Or relax while enjoying a family picnic on one of our massive limestone slab picnic tables. There's something special around every corner at Crystal Falls and our amenity centers and parks are no exception. For the active lifestyle, you can swim laps in our Junior Olympic lap pool in Quarry Park, play a doubles set on our tennis court or go for a vigorous bike ride through the community.

For the more leisurely set, unwind in the more intimate grotto pool, featuring two beautiful waterfalls, lounging rocks direct from nature, underwater seating and an adjoining shallow pool for small children, or spend a lazy afternoon fishing at our catch and release lake.

The beautiful Crystal Falls Golf Course was designed to naturally meander through the canyons and watersheds of this special Hill Country setting. The course complements nature – so that one intuitively knows that the layout wasn't so much built as discovered – and has been called the "Most Scenic Public Golf Course in Central Texas." And, while the course is picturesque, it is also challenging - with tight fairways, extreme terrain and water hazards on many holes. When you are through with your round, you can relax in our 5,000 sq ft clubhouse, complete with a pro shop and restaurant. The course is easily accessed, with many home sites either backing to the golf course or located on the bike and cart path winding down Crystal Falls Parkway. Homeowners are invited to use their own carts on the course.

### Major Employers

Although Crystal Falls' relaxing Hill Country surrounding may make you feel like you are miles from civilization, you are only a few minutes from downtown Austin, Lake Travis, major employers, award-winning schools, great shopping and restaurants, excellent medical facilities, the metro rail and the airport. In Crystal Falls, you'll enjoy the wide-open spaces of the country without giving up big city conveniences.



Area Map



Community Map