WELCOME TO HEADWATERS

Follow the winding, tree-lined roads to a master-planned community convenient to the bustling city of Austin. Here at Headwaters, relax by the split-level pool, or grill out on the outdoor pavilion, taking in the Hill Country views as the sun sets. Get some exercise at the state-of-the-art fitness center. Or, stop by The Hub, a Wi-Fi and coffee shop, for a quick bite with the neighbors before a round of croquet. Just east of home, you’ll enjoy specialized boutique shopping and the lively music scene in the center of Austin. View the wonders of the ocean at the Austin Aquarium, or catch a show at The Moody Theater.

Here, at Headwaters, create a home that’s uniquely you. Add hand-painted tile backsplash to your open-concept kitchen to complement the floor-to-ceiling brick fireplace in the family room. Or, create a rustic feeling throughout with wide-plank oak flooring. No matter where you find your inspirations, the designers at The Studio by Ashton Woods will help create a home that’s a true reflection of your style and passions. Whether inspired by the lush landscapes of the Texas Hill Country or the sprawling music scene in Austin, at Headwaters, you’ll love the possibilities.

LOCATION
Dripping Springs, TX

HOMESITES
Single-family homes

PRICE
From the high $300s

DESIGN
Ranging in size from 2,300 - 3,300+ sq. ft.

AMENITIES
Trails, pool, splashpad, outdoor grilling at the pavilion, stargazing amphitheater and events.

SCHOOLS
Dripping Springs Elementary School (K-5)
Dripping Springs Middle School (6-8)
Dripping Springs High School (9-12)

Ashton Woods is a green company! We’re no longer printing our floorplan sheets, but you can find the same information, PLUS interactive floorplans, furniture placement tools, 360° home tours and more at ashtonwoods.com/austin/headwaters. Visit today, you’ll love the possibilities.
CULTURAL ATTRACTIONS
Bullock Texas State History Museum
Paramount Theatre
Texas Memorial Museum
Thinkery
Zach Theatre

GOLF, TENNIS & FITNESS CLUBS
Falconhead Golf Club
Gold's Gym
Grey Rock Golf Club
Lake Travis Youth Association
Life Time Fitness
Lions Municipal Golf Course
Nitro Swimming
Roy Kizer Golf Course

MEDICAL FACILITIES
Bee Caves Urgent Care
Brackenridge Hospital
Dell Children’s Medical Center of Central Texas
Dripping Springs Family Clinic
Hill Country Health and Wellness Center
St. David’s Medical Center
Seton Medical Center Austin

PARKS AND RECREATION
Austin Zoo
Bee Cave Dog Park
Hamilton Pool and Preserve
Lady Bird Lake
Lady Bird Johnson Wildflower Center
Lake Travis

RETAIL SERVICES
Barton Creek Square Mall
Eclectic Downtown Austin Shopping
Escarpment Village Shopping Center
H-E-B
Hill Country Galleria
Home Depot
Lowe’s
Southpark Meadows Shopping Center

SPORTING EVENTS
Dell Diamond
University of Texas Athletics

WORK CENTERS
AMD
Apple
Austin Independent School District
City of Austin
Dell
Facebook
IBM
Motorola
Samsung
State of Texas
University of Texas

Model Home
225 Hazy Hills Loop
Dripping Springs, TX 78620

DIRECTIONS TO HEADWATERS
From IH 35: Take Ben White/Hwy. 71 heading west, then veer left to US-290 at the intersection of US-290/TX-71, then west for approximately 10 miles. Turn right on Headwaters Blvd. to enter the community. At the traffic circle, take the first exit on Hazy Hills Loop. Pass Dayridge Dr. and the model is located on the left.

Virtual Tours and Appointments Available.

HOURS OF OPERATION
Tuesday-Saturday
10:00 AM to 6:00 PM
Sunday-Monday
Noon to 6:00 PM

512.648.4616
ashtonwoods.com

© 2020 Ashton Woods Homes. Ashton Woods Homes reserves the right to change plans, specifications and pricing without notice at its sole discretion. Square footage is approximate and floorplans shown are representative of actual floorplans. Window, floor and ceiling elevations are approximate, subject to change without prior notice or obligation, may not be updated on the website, and may vary by plan elevation and/or community. Special wall and window treatments, upgraded flooring, fireplace surrounds, landscape and other features in and around the model homes are designer suggestions and not included in the sales price. Basement options are available subject to site conditions. Homesite premiums may apply. While we endeavor to display current and accurate information, we make no representations or warranties regarding the information set forth herein and, without limiting the foregoing, are not responsible for any information being out of date or inaccurate, or for any typographical errors. Please see Sales Representative for additional information, including current floorplans. This is not an offer to sell real estate, or solicitation to buy real estate, in any jurisdiction where prohibited by law or in any jurisdiction where prior registration is required, including New York and New Jersey. 10.20