

# Steiner Ranch

TEXAS



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and Homes for Every Lifestyle

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# Steiner Ranch TEXAS





## Community Profile

- Approximately 4,600-acre master-planned community located between FM 2222 and Mansfield Dam on RR 620
- Convenient to 3M, Freescale, National Instruments, Dell, IBM, State Farm Insurance, Lakeline Mall and many other major employers
- Community pools, tennis and basketball courts, nature trails, picnic areas, playscapes, and multi-purpose ballfields
- Exemplary schools
- On-site and nearby retail
- Easy access to Lake Travis, Lake Austin and Hill Country Galleria
- Private Lake Club on Lake Austin
- Home of The University of Texas Golf Club
- Wooded homesites with Hill Country & Lake views
- 17 miles from downtown
- Custom Builders & Golf Course Homes

## Shopping/Restaurants

- A** Quinlan Crossing Shopping Center
- B** The Shops at Steiner Ranch
- C** Vista Ridge at Steiner Ranch
- D** Steiner Ranch Steakhouse
- E** Lake Austin Spa Resort

## Schools

- F** Canyon Ridge Middle School
- G** Laura Bush Elementary School
- H** River Ridge Elementary
- I** Steiner Ranch Elementary School

## Parks & Recreation

- J** Bella Mar Community Center
- K** John Simpson Community Center
- L** Selma Hughes Park
- M** Town Square Community Center
- N** University of Texas Golf Club
- O** Westridge Park





## Quinlan Crossing

### Austin Diagnostic Clinic -Steiner Ranch

5145 N FM 620, Bldg. 1  
[www.adclinic.com/steinerranch](http://www.adclinic.com/steinerranch)  
512/266-1600

### 4 Hip Chicks

5145 N FM 620, Ste B-150  
[www.facebook.com/4HipChicksBoutique](http://www.facebook.com/4HipChicksBoutique)  
512/266-1600

### Firestone

5145 N. FM 620, Bldg E  
[www.firestonecompleteautocare.com](http://www.firestonecompleteautocare.com)  
512/351-4924

### Coffee Bean

5145 N. FM 620, Bldg. D  
512/266-6616  
[www.coffeebeantexas.com](http://www.coffeebeantexas.com)

### Great Clips

5145 N FM 620  
512/266-9221  
[www.greatclips.com/salons/8789](http://www.greatclips.com/salons/8789)

### I Quest Global Enrichment Center

5145 N. FM 620, Ste G-130  
512/537-7664  
[www.iquestaustin.com](http://www.iquestaustin.com)

### Jack Brown Cleaners

5145 N. FM 620  
512/266-6400  
[www.jackbrowncleaners.com](http://www.jackbrowncleaners.com)

### Koko Fit Club

5145 N. FM 620, Ste G-170  
512/981-5650  
[www.austinsteinerranchtxfitnessclub.com](http://www.austinsteinerranchtxfitnessclub.com)

### La Bella Nails

5145 N. FM 620  
512/266-9575  
[www.labellenailsandspa.com](http://www.labellenailsandspa.com)

### Massage Envy

5145 N. FM 620  
512/266-6300  
[www.massageenvy.com](http://www.massageenvy.com)

### Menchies Frozen Yogurt

5145 N. FM 620, Ste B-180  
512/266-9945  
[www.menchies.com](http://www.menchies.com)

### Millie & Mox Children's Boutique

5145 N. FM 620, Ste 110  
512/377-1142  
[www.millieandmox.com](http://www.millieandmox.com)

### Quinlan Park Dental

5145 N. FM 620, Ste G-150  
512-524-6016  
[www.quinlanparkdental.com](http://www.quinlanparkdental.com)

### Randalls Food Market

5145 N. FM 620, Bldg A  
512/266-3168  
[www.randalls.com](http://www.randalls.com)

### Resolute Fitness

5145 N. FM 620, Ste F-120  
512-298-3400  
<http://resolutefitness.com>

### Sleep Experts

5145 N. FM 620, Ste L-110  
512-808-4305  
[www.sleepexperts.com](http://www.sleepexperts.com)

### Steiner Eye Care

5145 N. FM 620, Ste G-160  
512/439-2020  
[www.steinereyecare.com](http://www.steinereyecare.com)

### Steiner Ranch Liquor

5145 N. FM 620  
512/266-0234  
[www.steinerranchliquor.net](http://www.steinerranchliquor.net)

### Zacks Bistro

5145 N. FM 620, Bldg C  
512/266-9787  
[www.zacksbistro.com](http://www.zacksbistro.com)

## Shops at Steiner Ranch

### Amrit Cleaners

2900 N Quinlan Park Rd, Ste A-100  
512/266-1947  
[www.amritcleaners.com/main.html](http://www.amritcleaners.com/main.html)

### Cups and Cones

2900 N. Quinlan Park Rd, Ste 290  
512/266-2444  
[www.cups-and-cones.com](http://www.cups-and-cones.com)

### The Donut Hole

2900 N Quinlan Park Rd, Ste 110  
512/266-3850  
[www.donutholeaustin.com](http://www.donutholeaustin.com)



### ***Shops at Steiner Ranch Continued...***

#### **Edward Jones Investment**

2900 N Quinlan Park Rd, Ste 225  
512/266-1511  
[www.edwardjones.com](http://www.edwardjones.com)

#### **Hue Salon**

2900 N Quinlan Park Rd, Ste 230  
512/266-9225  
[www.salonhueaustin.com](http://www.salonhueaustin.com)

#### **Kawa Asian Kitchen**

2900 N Quinlan Park Rd, Ste A-150  
512/732/7278  
[www.kawaasiankitchen.com](http://www.kawaasiankitchen.com)

#### **Kims Nails and Spa**

2900 N. Quinlan Park Rd, Ste B-280  
512/266-3920  
[www.kimnailsatlaketravis.com](http://www.kimnailsatlaketravis.com)

#### **Lakeside Pizza and Grill**

2900 N Quinlan Park Rd, Bldg B  
512/266-2330  
[www.lakesidepizzagrill.com](http://www.lakesidepizzagrill.com)

#### **Pak Mail**

2900 N. Quinlan Park Rd, Ste 240  
512/266-6262  
[www.pakmail.com/stores/pak-mail-of-austin/](http://www.pakmail.com/stores/pak-mail-of-austin/)

#### **Steiner Dental**

2900 N. Quinlan Park Rd, Ste 160  
512/266-9585  
[www.steinerdental.com](http://www.steinerdental.com)

#### **Steiner Ranch Primary Care**

2900 N. Quinlan Park Rd, Ste 430  
512/266-8877  
[www.steineranchprimarycare.com](http://www.steineranchprimarycare.com)

#### **Wag a Bag - Shell Station**

2900 North Quinlan Park Rd, Ste 300  
512/266-8822  
[www.wagabag.com](http://www.wagabag.com)

## **Vista Ridge at Steiner Ranch**

#### **26 Music School**

4300 N. Quinlan Park Rd, Ste 200  
512/266-8742  
[www.26musicschool.com](http://www.26musicschool.com)

#### **Avalar Austin Real Estate**

4300 N Quinlan Park Road, Ste 210  
512/610-5000  
[www.avalaraustin.com](http://www.avalaraustin.com)

#### **Cho Sushi**

4300 N. Quinlan Park Rd, Ste 105  
512/266-8700  
[www.chosushi.com](http://www.chosushi.com)  
**Four Sons' Quality Cleaners**  
4300 N Quinlan Park Rd  
512/266-2745  
[www.foursonscleaners.com/quinlan.html](http://www.foursonscleaners.com/quinlan.html)

#### **Gene Arant Real Estate Team**

4304 N Quinlan Park Road  
512/261-1000  
[www.genearant.com](http://www.genearant.com)

#### **Glamour Nails and Spa**

4300 N. Quinlan Park Rd, Ste#115  
[www.glamournailsatsteinerranch.com](http://www.glamournailsatsteinerranch.com)  
512/266-5886

#### **Hencho En Meico**

4300 North Quinlan Park Rd, Ste. 100  
512/266-6610  
[www.hechoenmexico-restaurant.com](http://www.hechoenmexico-restaurant.com)

#### **Mathnasuim Math Tutoring**

4300 N. Quinlan Park Rd, Ste 215  
512/284-9849  
[www.mathnasium.com/steinerranch](http://www.mathnasium.com/steinerranch)

#### **Rising Stars Pediatric Dentistry**

4308 N Quinlan Park Rd, Ste 201  
512/266-7200  
[www.smilelikeastar.com](http://www.smilelikeastar.com)

#### **Steiner Ranch Dermatology**

4300 North Quinlan Park Rd, Ste 225  
512/266-0007  
[www.atxderm.com](http://www.atxderm.com)

#### **Steiner Ranch Orthodontics**

4302 N. Quinlan Park Rd  
512/266-8585  
[www.bracesaustin.com](http://www.bracesaustin.com)

#### **Villari's Martial Arts**

4308 North Quinlan Park Rd, Ste 202  
512/266-4949  
[www.vdragon.com](http://www.vdragon.com)

#### **Vista Ridge Dental**

4300 North Quinlan Park Rd, Ste. 230  
512/266-3600  
[www.rwatsondds.com](http://www.rwatsondds.com)

#### **Wild Basin Fitness**

4308 N. Quinlan Park Rd, Ste #200  
512/266-6161  
[www.wildbasinfitness.com/wbf](http://www.wildbasinfitness.com/wbf)

## **Other**

#### **Children's Center of Austin**

4308 N Quinlan Park Road, Ste 100  
512/266-6130  
[www.childrenscenterofaustin.com](http://www.childrenscenterofaustin.com)

#### **Freedom Boat Club**

12405 River Bend Rd  
512/834-2628  
[freedomboatclub.com/locations/49-austin-t](http://freedomboatclub.com/locations/49-austin-t)

#### **Lake Austin Spa Resort**

1705 South Quinlan Park Road  
512/372-7300  
[www.lakeaustin.com](http://www.lakeaustin.com)

#### **Steiner Ranch Lake Club**

512-266-7553  
[steinerranchhoa.org/amenity.asp?id=4](http://steinerranchhoa.org/amenity.asp?id=4)

#### **Steiner Ranch Steakhouse**

5424 Steiner Ranch Blvd.  
512/381-0800  
[www.steinersteakhouse.com](http://www.steinersteakhouse.com)

#### **Steiner Ranch Sup**

2200 River Bend Rd  
512/994-7080  
[www.steineranchsup.com](http://www.steineranchsup.com)

## **Living**

#### **Longhorn Village**

12501 Longhorn Parkway  
512/266-5600  
[www.longhornvillage.com](http://www.longhornvillage.com)

#### **Monterone Steiner Ranch Apartments**

4500 Steiner Ranch Blvd.  
512/266-2775  
[www.monteronesteineranch.com](http://www.monteronesteineranch.com)





## Community Centers/Parks

### Bella Mar

Amenities: Jr. Olympic pool, Resort-style and Splash pool, Toddler pool, Playground, Soccer field, Multipurpose ball field, Basketball / Sport Court, Tennis courts, Community building, Barbecue Facilities, Restroom, shower, and changing facilities

Bella Mar Trail 512/363-5887  
[www.steinerranchhoa.org](http://www.steinerranchhoa.org)

### John Simpson

Amenities: Junior Olympic swimming pool, Children's creative play area, Two lighted tennis courts, Basketball court, Large covered patio area, Open space for frisbee, football, baseball and soccer, Changing, shower and restroom facilities

3506 John Simpson Trail  
[www.steinerranchhoa.org](http://www.steinerranchhoa.org)

### Towne Square

Amenities: Resort style pool, Outside shower, Children's wading pool, Expansive covered pavillion, Large air conditioned club room with kitchen facilities, On-site activities director, Four tennis courts, Multi-purpose ballfield, Playground area, Restroom, shower, and changing facilities

12400 Country Trails Ln  
[www.steinerranchhoa.org](http://www.steinerranchhoa.org)

### Westridge Park

Amenities: Playground, Picnic Tables, Water Fountains, Restrooms

## Golf Course

### University of Texas Golf Club

The University of Texas Golf Club is a 7,412 yard, par 71 championship-caliber golf course created by Bechtol Russell Golf Design. Built in the Texas Hill Country, the course overlooks Lake Austin and borders the Balcones Natural Wildlife Preserve, offering challenging shots and views that rival the best in Austin.

2200 University Club Drive  
512/266-6464  
[www.utgolfclub.com](http://www.utgolfclub.com)

## Helpful Numbers

**Electricity** - City of Austin  
512/494-9400 [www.austinenergy.com](http://www.austinenergy.com)

**Gas Texas** - Texas Gas Service  
800/700-2443 [www.texasgasservice.com](http://www.texasgasservice.com)

**Water/Sewer** - WCID #17  
512/266-1111 [www.wcid17.org](http://www.wcid17.org)

**Garbage** - Through Owners' Assoc.  
512/266-7553

**Post Office** - Lakeway RM 620  
512/263-2458

**Travis Cty Tax Office**  
512/854-9473 [www.traviscad.org](http://www.traviscad.org)

**Telephone/internet/cable**  
AT&T  
800/464-7928 [www.att.com](http://www.att.com)  
Time Warner  
512/485-5555 [www.timewarnercable.com](http://www.timewarnercable.com)

## Emergency Services

### Fire:

**Lake Travis Fire Rescue - Steiner Ranch Station**  
[www.ltfr.org](http://www.ltfr.org)  
512/266-2533

### Police:

**Travis County Sheriff (West Command)**  
[www.tcsheiff.org/departments/law-enforcement/west](http://www.tcsheiff.org/departments/law-enforcement/west)  
512/854-9728

### Hospital:

**Lakeway Regional Medical Center**  
[www.lakewayregional.com](http://www.lakewayregional.com)  
512/571-5000



# Steiner Ranch SCHOOLS

Steiner Ranch is within the acclaimed Leander Independent School District. Conveniently, this Austin community offers Steiner Ranch Elementary, River Ridge Elementary, Laura Welch Bush Elementary and Canyon Ridge Middle School onsite. High school students attend Vandegrift High School, just minutes from the Steiner Ranch entry. The city of Austin also offers numerous private schools.

There is no shortage of excellent higher education to be had near Steiner Ranch. Besides The University of Texas near the state capital, Austin also offers educational opportunities at Austin Community College, St. Edward's University, Concordia University, Huston-Tillotson College, Texas State University at San Marcos and Southwestern University

## Laura Welch Bush Elementary

Rating: Met Standard  
**Principal:** Terri Breaux  
12600 Country Trails  
Austin, TX 78732  
Office: 512-570-6100  
<http://lwb.leanderisd.org>

## River Ridge Elementary

Rating: Met Standard  
Reading/ELA Achievement Distinction Earned  
Top 25% Progress Achievement Distinction Earned  
**Principal:** Jim Rose  
12900 Tierra Grande Trail  
Austin, TX 78732  
Office: 512-570-7300  
<http://riverridge.leanderisd.org>

## Steiner Ranch Elementary

Rating: Met Standard  
**Principal:** Susan Fambrough  
4001 Quinlan Park Rd  
Austin, TX 78732  
Office: 512-570-5700  
<http://steiner.leanderisd.org>

## Canyon Ridge Middle School

Rating: Met Standard  
Reading/ELA Achievement Distinction Earned  
Top 25% Progress Achievement Distinction Earned  
**Principal:** Susan Sullivan  
12601 Country Trails  
Austin, TX 78732  
Office: 512-570-3500  
<http://crms.leanderisd.org>

## Vandegrift High School

Rating: Met Standard  
Top 25% Progress Achievement Distinction Earned  
**Principal:** Charlie Little  
9700 McNeil Drive  
Austin, TX 78750  
Office: 512-570-2300  
<http://vhs.leanderisd.org>





# Locally Grown. Locally Committed.



**Independence Title Company** is locally owned and operated in Central Texas, with some of the most knowledgeable and successful title professionals in the state. We're the largest independent title agent in Texas, licensed directly in more than 20 counties, and are supported by every major underwriter in the U.S. We understand the varied communities in our state, from industrial parks to urban homes to the family ranch.

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