



*With gorgeous views and a close proximity to Downtown and Lake Austin, Westlake is one of the premier communities in Central Texas. Westlake includes the incorporated communities of Rollingwood and Westlake Hills as well as esteemed developments as Davenport, West Rim Estates, Greenshores, Westview, Seven Oaks, Rob Roy, Barton Creek, Lost Creek, Parkstone and others.*

*The city of West Lake Hills was founded and incorporated as a village on September 9, 1953. The city today is comprised of 2,560 acres (four square miles) with approximately 40 miles of public streets. The population is 3,116 (2000 Census) with approximately 1,000 homes and 200 businesses.*

*West Lake Hills is unique in many ways. The citizens, along with their elected and appointed officials, are dedicated to preserving the rural environment and maintaining the natural beauty of the area.*

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### Regional Information

West Lake Hills is on Farm Road 2244 on the west side of Lake Austin at the edge of the Edwards Plateau, six miles west of downtown Austin in west central Travis County.

### Education

31.2 square miles. Eanes ISD boundaries include parts of Austin as well as the municipalities of Rollingwood and Westlake Hills. Eanes ISD serves approximately 7,200 students in grades K-12 at six elementary schools, two middle schools and Westlake High School. The district is the largest in the state to have all schools and the district named "Exemplary" by the Texas Education Agency (TEA). Seven campuses are also U.S. Blue Ribbon Schools. The Eanes community is vitally committed to educational excellence by engaging every student in rigorous academic experiences and enriching opportunities. A big draw to the area is the renowned Eanes Independent School District and Westlake High School. Also, 39 percent of persons 25 and over in Westlake have bachelor's degrees, and 38 percent have graduate or professional degrees.

### Recreation

Westlake is close to shopping, major roadways, golf courses and hike and bike trails while still maintaining the private secluded ambiance of this luxury community. The hills west of the city include more than 7,566 public acres. Residents of Westlake have access to boating, waterskiing, sailing, windsurfing, rowing, canoeing, fishing and swimming in some of Texas' most beautiful surroundings.

Barton Springs, the famous 1,000 foot-long spring-fed pool — with a year-round water temperature of 68 degrees — is only a few minutes away - located within the 360-acre Zilker Park on the shores of Town Lake in downtown Austin. Westlake also features entertainment venues tailor made for the outdoor type and the art lover. It's home to rock climbers, mountain bikers, rock and rollers, theater lovers, and the cream of the creative class of the country.

### Quality of Life

West Lake residents are educated, and have median earnings higher than the national average. The estimated average annual income of Westlake residents is \$120,100, compared with a national average of \$42,139 in the State of Texas. 66.5 percent of the population (over 16 years) is employed. 74.7 percent of those describe their jobs as management, professional, and related occupations.

The median value of the homes in Westlake is \$420,300, compared to that of homes throughout the State of Texas which is \$106,000. Many of the homes throughout the City of Westlake are tucked in through the beautiful hills to the south of the Colorado River.

### Business Overview

The Chamber of Commerce aims to enhance the local business environment while encouraging and supporting the uniqueness of the Westbank community.

