

# \$8,900,000 - 3800 N Interstate 35, Austin

MLS® #1202638

**\$8,900,000**

0 Bedroom, 0.00 Bathroom,  
Lots and Acreage on 1.24 Acres

Plainview Heights, Austin, TX


7 parcels making up a city block. See attached documents. Great opportunity for Re-Development. Ideal for Mixed Use Condo/Retail, Multi-Family. Zoned CS-MU-NP. Two additional parcels available for purchase w/ subject property. TCAD ID 209054 (12,197 SF @ \$1.525M); 211744 (5,527 SF @ \$510K). Contact Agent for details on property and entitlements. DO NOT DISTURB TENANTS. Property is improved with an 18 unit motel, an automotive shop, small office building, and two houses. Ready for re-development to condo, office, or mixed use development. Restrictions: Yes

**FOR SALE** **\$8,900,000/ \$164 psf**

**3800 N. IH35**

**Entire City Block  
Located in Central  
Austin**

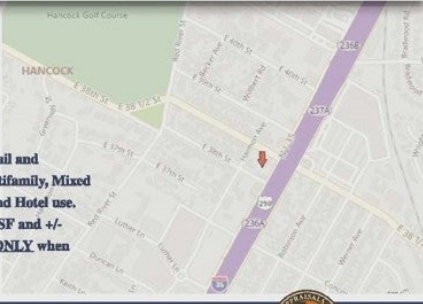
**Re-Development  
Opportunity For Dense  
Commercial  
Development**



**SWC IH 35 & 38th 1/2 Street** **+/- 54,062 SF / 1.24 Acres**


**Property Features**

- 7 Parcels Total- Full City Block
- +/- 54,062 SF
- 1.24 Acres
- Zoning: CS-MU-NP
- Ideal property for Mixed Use Retail and Condominium Development, Multifamily, Mixed Use Retail/Office Development, and Hotel use.
- 2 neighboring parcels (+/- 12,197 SF and +/- 5,527 SF) available for purchase **ONLY** when acquiring the 1.24 acre lot.



**FOR MORE INFORMATION**

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## Essential Information

ListingFeed	abor_vow
MLS® #	1202638
List Price	\$8,900,000
Sale Price	\$9,400,000
Sale Date	December 23rd, 2021
Bathrooms	0.00
Acres	1.24
Type	Lots and Acreage
Sub-Type	Multiple Parcels
Status	Closed

## Community Information

Address	3800 N Interstate 35
Subdivision	Plainview Heights

City	Austin
County	Travis
State	TX
Zip Code	78751

### **Amenities**

Utilities	Electricity Available, Phone Available, See Remarks
Features	None
View	None
Waterfront	None

### **Exterior**

Lot Description	Corner Lot, See Remarks, Trees Small Size, Level
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### **School Information**

District	Austin ISD
Elementary	Lee
Middle	Kealing
High	McCallum

### **Additional Information**

Zoning	Zoned
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