

# \$4,199,900 - 1805 Waterston Avenue, Austin

MLS® #1456977

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## \$4,199,900

5 Bedroom, 5.00 Bathroom, 4,203 sqft  
Residential on 0.23 Acres

Maas Add, Austin, TX

PRICE REDUCED 300K! CURRENTLY THE ONLY LUXURY NEW HOME IN THE AREA UNDER 1K PER FT! Don't miss this RARE CLARKSVILLE BRAND NEW home and a real steal. Over 4200 ft of all new construction including a master down floor plan with 12' ceilings on the first floor. 1805 Waterston also sits on an oversized 10 thousand ft lot! Because of this, Nalle was able to build a very large pool and still leave room for a MUCH larger than average backyard. just look at the pics! This size yard and pool are extremely hard to find this close to downtown. This home is finished with Real marble, real wood floors finished onsite, real wood beams, outdoor kitchen, sub zero/wolf appliance package and so much more! This home has all the conveniences of living in downtown Austin and none of the typical sacrifices! VERY private, large home with a pool and large backyard all within 2 minutes of downtown Austin! This home is now ready for move in and you cannot find a new home built to these standards under 1k a ft anywhere. Hurry!



Built in 2023

## Essential Information

|             |             |
|-------------|-------------|
| ListingFeed | abor_vow    |
| MLS® #      | 1456977     |
| List Price  | \$4,199,900 |

|                |                         |
|----------------|-------------------------|
| Sale Price     | \$4,050,000             |
| Sale Date      | March 5th, 2024         |
| Bedrooms       | 5                       |
| Bathrooms      | 5.00                    |
| Full Baths     | 5                       |
| Square Footage | 4,203                   |
| Acres          | 0.23                    |
| Year Built     | 2023                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 1805 Waterston Avenue |
| Subdivision | Maas Add              |
| City        | Austin                |
| County      | Travis                |
| State       | TX                    |
| Zip Code    | 78703                 |

### **Amenities**

|              |                        |
|--------------|------------------------|
| Utilities    | Above Ground Utilities |
| Features     | Dog Park               |
| Parking      | Attached               |
| # of Garages | 2                      |
| View         | None                   |
| Waterfront   | None                   |
| Has Pool     | Yes                    |

### **Interior**

|                 |   |
|-----------------|---|
| Interior        | Carpet, Stone, Wood                           |
| Appliances      | Ice Maker, Tankless Water Heater, Wine Cooler |
| Heating         | Central                                       |
| Cooling         | Central Air                                   |
| Fireplace       | Yes   |
| # of Fireplaces | 1   |
| Fireplaces      | Family Room                                   |
| # of Stories    | 2   |
| Stories         | Two   |

## **Exterior**

|                   |  |
|-------------------|--|
| Exterior Features | Gas Grill, Private Yard                            |
| Lot Description   | Landscaped, Sprinklers Automatic, Trees Large Size |
| Windows           | Screens, Wood Frames                               |
| Roof              | Metal  |
| Construction      | Brick, Stucco, Wood Siding                         |
| Foundation        | Slab   |

## **School Information**

|            |            |
|------------|------------|
| District   | Austin ISD |
| Elementary | Mathews    |
| Middle     | O Henry    |
| High       | Austin     |