

\$1,400,000 - 3805 Rockledge Drive, Austin

MLS® #1837040

\$1,400,000

0 Bedroom, 0.00 Bathroom,
Lots and Acreage on 0.61 Acres

Northwest Hills, Austin, TX

Situated under a canopy of trees, this sprawling .61 acre double lot is set on a highly desirable street in Northwest Hills with loads of potential for a teardown re-build project subdivided into 2 lots. Only 3 protected trees that sit on the edges of the lot. A special property with a level built site surrounded by natural beauty and wildlife. Imagine all the possibilities for building your custom dream home or income-producing multi-family residence. Prime location on an excellent street, located less than a .25 mile from Doss Elementary & Murchison Middle School with access to all of the great shopping, grocery, & dining along Far West & Wood Hollow. This is an SF-3 lot abutting MF-2 zoning. A fantastic opportunity for both investors and owner-occupants! Demo permit filed with COA. A rare opportunity!



Essential Information

ListingFeed	abor_vow
MLS® #	1837040
List Price	\$1,400,000
Sale Price	\$1,200,000
Sale Date	May 3rd, 2023
Bathrooms	0.00
Acres	0.61
Type	Lots and Acreage
Sub-Type	Unimproved Land

Status	Closed
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Community Information

Address	3805 Rockledge Drive
Subdivision	Northwest Hills
City	Austin
County	Travis
State	TX
Zip Code	78731

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	See Remarks
View	Hills, Trees/Woods, City
Waterfront	None

Exterior

Exterior Features	Private Yard, Rain Gutters, Exterior Steps
Lot Description	Back Yard, Front Yard, Interior Lot, Landscaped, Level, Private, Sprinklers Automatic, Sprinklers In Ground, Trees Large Size, Trees Medium Size, Sprinklers In Front, Sprinklers In Rear, Sprinklers On Side

School Information

District	Austin ISD
Elementary	Doss (Austin ISD)
Middle	Murchison
High	Anderson

Additional Information

Zoning	MF-2
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