

\$1,450,000 - 805 Leonard Street, Austin

MLS® #2388528

\$1,450,000

4 Bedroom, 4.00 Bathroom, 2,975 sqft
Residential on 0.15 Acres

University Park Add, Austin, TX

Nestled in the centre of vibrant Austin, this area and home are a hidden gem. Surrounded by lush parkland, with the sprawling Eastwood Park as your neighbour, this residence offers a harmonious blend of nature and urban living. A stunning floating staircase greets you upon entry, setting the tone for the unique design that awaits. Open and Airy with 17-foot ceilings in the living and dining areas create a sense of space and freedom. Imagine sliding glass doors and windows that frame a majestic live oak tree, merging the indoors with the beauty of the outdoors. The Efficient kitchen with gorgeous quartz counters, dual ovens & abundant storage for all your culinary treasures offers more views of nature. The custom doors bring an architectural touch that exudes style. There are two primary bedrooms with one thoughtfully located on the ground floor for ease and comfort. Upstairs, three spacious bedrooms (including 2nd primary) await, accompanied by a large den that can transform into a second living area or a private office space. Original bathrooms offer both baths and separate showers. Enhanced by the convenience of a spacious attached 2-car garage, adding practicality and ease to this already remarkable property. Experience Austin's Cultural Pulse; Stroll to the iconic LBJ Library for a dose of history, Immerse yourself in world-class performances at the Bass Concert Hall, Cheer for the Longhorns at the UT Stadium, and explore art and culture at the Moody Center and Blanton Museum. All within



walking distance, making this home a cultural hub. Tucked away on a cul-de-sac, featuring a walking bridge over Waller Creek into the park, this special home offers a nature-filled setting in the heart of Austin, combined with unique architectural elements & convenient access to local attractions. This isn't just a house; it's an experience waiting to be embraced. Seize this opportunity to own a home where urban living intertwines seamlessly with nature.

Built in 1996

Essential Information

ListingFeed	abor_vow
MLS® #	2388528
List Price	\$1,450,000
Sale Price	\$1,300,000
Sale Date	June 10th, 2024
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,975
Acres	0.15
Year Built	1996
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	805 Leonard Street
Subdivision	University Park Add
City	Austin
County	Travis
State	TX
Zip Code	78705

Amenities

Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	See Remarks
Parking	Attached
# of Garages	2
View	Park/Greenbelt, Trees/Woods
Waterfront	None

Interior

Interior	Carpet, Tile
Appliances	Built-In Electric Oven, Built-In Oven, Double Oven, Dishwasher, Electric Water Heater, Gas Cooktop, Disposal, Refrigerator
Heating	Central
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Log, Library
# of Stories	2
Stories	Two

Exterior

Exterior Features	Garden, Rain Gutters
Lot Description	Cul-De-Sac, Backs to Greenbelt/Park, Sprinklers Automatic
Windows	Double Pane Windows, Screens, Window Coverings
Roof	Metal
Construction	Brick, Frame, HardiPlank Type, Vinyl Siding
Foundation	Slab

School Information

District	Austin ISD
Elementary	Lee
Middle	Kealing
High	McCallum