

\$1,220,000 - 1306 Possum Trot Street, Austin

MLS® #2762733

\$1,220,000

2 Bedroom, 2.00 Bathroom, 1,592 sqft
Residential on 0.24 Acres

Westfield A, Austin, TX

Welcome to a captivating residence situated on a generous quarter-acre lot. This 2-bedroom, 2-bathroom home is nestled on a tranquil street adorned with exquisite multi-million dollar homes. The main living area boasts a cozy gas fireplace and seamlessly flows into the newly remodeled kitchen, featuring elegant marble countertops, sleek stainless steel appliances, and modern soft-close cabinetry. Originally constructed in 1953, this charming one-story abode boasts a dining area and two inviting living spaces. There is a bonus room which could serve as a home office, guest room or nursery. Abundant large windows allow an abundance of natural light to illuminate the interior, creating a warm and welcoming ambiance. The expansive yard has been meticulously landscaped and offers a serene outdoor oasis, complete with a sparkling pool and spa, as well as a stone-paved entertaining area. Adding to its allure, this property is conveniently located in close proximity to downtown Austin, Ladybird Lake, Zilker Park, Deep Eddy Pool, and O' Henry Middle School.



Built in 1953

Essential Information

ListingFeed	abor_vow
MLS® #	2762733
List Price	\$1,220,000

Sale Price	\$1,270,000
Sale Date	June 23rd, 2023
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,592
Acres	0.24
Year Built	1953
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	1306 Possum Trot Street
Subdivision	Westfield A
City	Austin
County	Travis
State	TX
Zip Code	78703

Amenities

Utilities	Electricity Connected, Fiber Optic Available, Natural Gas Available, Underground Utilities, Water Connected
Features	Golf, Park, Trails/Paths
Parking	Asphalt, Attached, Driveway, Electric Vehicle Charging Station(s), Garage Faces Front, Garage, Kitchen Level, Lighted, Off Street, Private
# of Garages	2
Garages	Garage Door Opener
View	Creek/Stream
Waterfront	Seasonal
Has Pool	Yes

Interior

Interior	Tile, Vinyl, Wood
Appliances	Dishwasher, Free-Standing Gas Oven, Free-Standing Gas Range, Disposal, Gas Range, Gas Water Heater, Microwave, Freezer
Heating	Central, Forced Air, Fireplace(s)
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas, Living Room, Insert
# of Stories	1
Stories	One

Exterior

Exterior Features	Private Yard
Lot Description	Sprinklers Automatic, Sloped Up, Trees Large Size, Pie Shaped Lot
Windows	Window Coverings, Wood Frames, Window Treatments, Bay Window(s)
Roof	Composition
Construction	Blown-In Insulation, Brick, Masonite, Asbestos, Clapboard
Foundation	Slab

School Information

District	Austin ISD
Elementary	Casis
Middle	O Henry
High	Austin