

\$2,000,000 - 3104 Perry Lane, Austin

MLS® #2822601

\$2,000,000

3 Bedroom, 3.00 Bathroom, 3,170 sqft
Residential on 0.38 Acres

Highland Park West, Austin, TX

Remodeled and absolutely charming in every way, this single story Highland Park West home on an expansive 1/3 of an acre lot is a rare find. Well-known Austin architect, Tim Cuppett, redesigned the home. Tim made all of the design selections including lighting, countertops, plumbing fixtures and tile, for the perfect designer touches. The updates are marvelous. Architectural plans available at the home and the floor plan uploaded in MLS documents shows the addition. From the circular drive, your welcoming covered front porch greets you with a nostalgic porch swing. There are extensive hardwood floors throughout the home. A huge bonus is there are no interior or exterior steps plus there is zero carpet. The "Cook's Kitchen" has stainless appliances and includes a gas cooktop, double ovens, bountiful storage, and pantry. There is a large living area with a cozy wood fireplace plus a spacious family room open to the kitchen and dining area. French doors lead you to the incredible, level backyard space with glorious oak trees and plenty of room for a pool, playground, trampoline, soccer nets, etc. The large Primary Retreat is at the back of the home for the ultimate in privacy and has three separate walk-in closets with tremendous storage and built-ins. The Primary Bath has granite counters, a split face Travertine shower, a luxurious garden tub, dual vanity and ample linen storage. Down the hall from the Primary is a secondary bedroom along with a roomy



full bath that was completely remodeled. At the back of the home is the addition of another secondary bedroom with a vaulted ceiling, a walk-in closet with built-ins, and a storage closet. Should you need a 4th bedroom or designated office, that can easily be accomplished by converting the huge Primary Bedroom walk-in closet back into a bedroom. The enviable laundry room has a sink, hanging rack, folding area and loads of storage for all of your cleaning needs. You are literally close to everything by hopping on MoPac!

Built in 1948

Essential Information

ListingFeed	abor_vow
MLS® #	2822601
List Price	\$2,000,000
Sale Price	\$1,856,500
Sale Date	May 5th, 2023
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	3,170
Acres	0.38
Year Built	1948
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	3104 Perry Lane
Subdivision	Highland Park West
City	Austin
County	Travis
State	TX
Zip Code	78731

Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	None, Curbs
Parking	Additional Parking, Attached, Door-Single, Garage Faces Front, Garage, Circular Driveway
# of Garages	2
Garages	Garage Door Opener
View	None
Waterfront	None

Interior

Interior	Tile, Wood
Appliances	Double Oven, Dishwasher, Electric Oven, Gas Cooktop, Disposal, Microwave, Stainless Steel Appliance(s), Tankless Water Heater, Vented Exhaust Fan, Built-In Electric Oven, Convection Oven
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
# of Stories	1
Stories	One

Exterior

Exterior Features	Lighting, No Exterior Steps, Private Yard, Rain Gutters
Lot Description	Back Yard, Sprinklers In Rear, Sprinklers In Front, Landscaped, Level, Sprinklers Automatic, Sprinklers In Ground, Trees Large Size
Windows	Window Coverings
Roof	Composition
Construction	Stone
Foundation	Slab

School Information

District	Austin ISD
Elementary	Highland Park
Middle	Lamar (Austin ISD)
High	McCallum