

\$1,699,990 - 1803 Kenwood Avenue, Austin

MLS® #3020575

\$1,699,990

4 Bedroom, 3.00 Bathroom, 2,698 sqft
Residential on 0.16 Acres

Travis Heights, Austin, TX

Welcome to this superbly crafted Custom New build by Rivendale Homes. This ONE OF A KIND oversized lot is located in Travis Heights right down the street from all the action on S. Congress and Downtown Austin, Just blocks around from Lady Bird Lake and Bike trails. Designed with an indoor/outdoor living concept in mind - Formal elegant living room with fire place, Completed with a true chef inspired kitchen w/ SS appliances. The upgraded hardwood flooring flows throughout the home. The vibe is pure perfection. Behind the Walls, the home utilizes upgraded foam insulation to maximize energy efficiency, in conjunction with high efficiency HVAC systems, tankless hot water and a metal roofing system. The main level offers one bedroom & or office suite while the spacious upstairs includes three bedrooms, Plus a large open flex area , game room/playroom or media room awaits. This large additional living area is hard to find in this well-established neighborhood.****NO HOA**** 1,2,10 Builders Warranty.



Built in 2023

Essential Information

ListingFeed	abor_vow
MLS® #	3020575
List Price	\$1,699,990
Sale Price	\$1,633,500
Sale Date	March 27th, 2024

Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,698
Acres	0.16
Year Built	2023
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	1803 Kenwood Avenue
Subdivision	Travis Heights
City	Austin
County	Travis
State	TX
Zip Code	78704

Amenities

Utilities	Underground Utilities
Features	See Remarks
Parking	Attached, Covered, Direct Access, Driveway, Garage, Inside Entrance, Kitchen Level, Lighted, Oversized
# of Garages	2
Garages	Garage Door Opener
View	Neighborhood
Waterfront	None
Has Pool	Yes

Interior

Interior	Wood
Appliances	Cooktop, Dishwasher, Exhaust Fan, Disposal, Refrigerator, Range Hood, Tankless Water Heater
Heating	Central, Exhaust Fan, Fireplace(s)
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	2

Stories Two

Exterior

Exterior Features	Balcony, Exterior Steps, Private Yard, Rain Gutters
Lot Description	Back Yard, Cleared, Drip Irrigation/Bubblers, Front Yard, Sprinklers In Rear, Sprinklers In Front, Interior Lot, Landscaped, Sprinkler - Rain Sensor, Sprinklers Automatic, Sprinklers In Ground, Sprinklers Manual, Sprinklers Partial, Few Trees
Windows	Blinds, Low Emissivity Windows, Screens, Window Treatments
Roof	Metal
Construction	Frame, Concrete, Spray Foam Insulation, Stucco
Foundation	Slab

School Information

District	Austin ISD
Elementary	Travis Hts
Middle	Lively
High	Travis