

\$1,300,000 - 1610 Preston Avenue, Austin

MLS® #3953902

\$1,300,000

2 Bedroom, 1.00 Bathroom, 1,054 sqft
Residential on 0.19 Acres

Pemberton Heights Sec 09, Austin, TX

Potential abounds with this investor/developer opportunity for the cash buyer. Selling as-is! Welcome to this timeless and well-located property, offering a harmonious blend of convenience and comfort, situated alongside a tranquil tree-lined street with a lot just under 1/4 acre in size. Pemberton Heights is immersed in old Austin, making the location truly shine, with its proximity to downtown providing easy access to a vibrant city life brimming with restaurants, entertainment venues and cultural attractions. One of the best streets in the area with neighboring higher-end homes and renovations. Could be a tear down with your imagination being the only limit. Or the investor minded could take advantage of the ADU potential for a terrific income stream. All documents on file for ease of close. This is an estate. Buyer and buyer agent must perform due diligence.



Built in 1960

Essential Information

ListingFeed	abor_vow
MLS® #	3953902
List Price	\$1,300,000
Sale Price	\$1,000,000
Sale Date	April 10th, 2024
Bedrooms	2
Bathrooms	1.00
Full Baths	1

Square Footage	1,054
Acres	0.19
Year Built	1960
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	1610 Preston Avenue
Subdivision	Pemberton Heights Sec 09
City	Austin
County	Travis
State	TX
Zip Code	78703

Amenities

Utilities	Above Ground Utilities, Electricity Connected, Sewer Connected, Water Connected
Features	None
Parking	Concrete, Detached, Gated, Tandem
# of Garages	1
View	Neighborhood
Waterfront	None

Interior

Interior	Vinyl, Wood
Appliances	See Remarks
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
# of Stories	1
Stories	One

Exterior

Exterior Features	See Remarks
Lot Description	Back Yard, City Lot, Level, Few Trees
Windows	See Remarks

Roof	Composition
Construction	Stone
Foundation	Pillar/Post/Pier

School Information

District	Austin ISD
Elementary	Casis
Middle	O Henry
High	Austin