

\$1,250,000 - 2906 Allison Drive, Austin

MLS® #4200480

\$1,250,000

4 Bedroom, 3.00 Bathroom, 3,000 sqft
Residential on 0.24 Acres

Sunridge Park Sec 01, Austin, TX

On the hunt for the ultimate home where you can leave behind the hustle and bustle of everyday life? This newly constructed residence offers an ideal blend of modern luxury and tranquility, all while being just moments from the bustling heart of downtown. Standing proud on a 1/4 acre, this home is surrounded by towering trees lining the driveway, elevating its impressive curb appeal. As you step inside the 3,000-sq ft interior, discover a 2-story foyer seamlessly flowing into the generously sized, open-concept entertainment areas. High-end finishes are displayed at every turn, from the sophisticated palette and volume ceilings to the beautiful wide-plank hardwood flooring underfoot.

An elegant fireplace keeps you warm as you entertain guests in the living room where walls of windows frame scenic outdoor views and spill in abundant sunlight. Host intimate dinners under the glow of the dining area's elegant chandelier. Expansive glass sliders open to the patio, allowing you to easily take your meals alfresco. Every avid cook's dream come true, the stunning kitchen treats you to a suite of Thermador stainless steel appliances.

Indulge in a spa-like primary bath in the tastefully tiled ensuite with a double vanity, a frameless shower, deep soaking tub, and oversized walk-in closet. Upstairs, double doors open to a game room or flex place. An



adjacent bonus room gives you the flexibility to create a storage area, gym, or studio. Working from home is made even better in the private office accommodated by another full bath.

Enjoy the great outdoors in seclusion as you relax on the patio overlooking the incredible backyard. With plenty of space available, you have ample room to install a pool, play structure, and garden. All this is set near the airport, SoCo, East Austin, Tesla, Lady Bird Lake, and the city's wide array of shopping, dining, and entertainment. Ready to experience a home like no other? Come take a tour before this amazing abode is gone for good!

Built in 2022

Essential Information

ListingFeed	abor_vow
MLS® #	4200480
List Price	\$1,250,000
Sale Price	\$1,200,000
Sale Date	April 20th, 2023
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,000
Acres	0.24
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	2906 Allison Drive
Subdivision	Sunridge Park Sec 01
City	Austin
County	Travis

State TX
Zip Code 78741

Amenities

Utilities Cable Available, Electricity Connected, Natural Gas Connected, Other, Phone Available, Sewer Connected, Water Connected, Fiber Optic Available, High Speed Internet Available

Features None

Parking Garage

of Garages 2

View None

Waterfront None

Interior

Interior Wood

Appliances Dishwasher, Free-Standing Gas Range, Disposal, Gas Range, Microwave, Range, Refrigerator, Tankless Water Heater, Vented Exhaust Fan, Exhaust Fan

Heating Central

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Family Room

of Stories 2

Stories Two

Exterior

Exterior Features Lighting, Rain Gutters

Lot Description Back Yard, Interior Lot, Landscaped

Windows Double Pane Windows

Roof Composition

Construction HardiPlank Type, Spray Foam Insulation

Foundation Slab

School Information

District Del Valle ISD

Elementary Smith

Middle Ojeda

High Del Valle