

# \$2,350,000 - 2310 Ridgeview Street, Austin

MLS® #5007062

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## \$2,350,000

7 Bedroom, 5.00 Bathroom, 4,131 sqft  
Residential on 0.39 Acres

Ridgeview West, Austin, TX

**PRICE REDUCTION DUE TO RECENT FIRE DAMAGE!** This stunning Barton Hills home recently suffered damage from a fire and is currently being remediated and the interior brought down to the studs. The drastic price reduction offers a blank slate for the new owner to customize their dream home! Ideally positioned on one of the most sought-after streets in the neighborhood, surrounded by majestic live oak trees, this architectural gem seamlessly blends elegance with modern design. Boasting a generous lot size of nearly .4 acres, this multi-level residence is complemented by a separate 653 sq ft studio featuring its own full bath. Originally constructed in 1981, this home underwent a remarkable transformation in 2017 under the visionary guidance of architect Murray Legge. The remodel and expansion project artfully engaged with the natural terrain, resulting in a dwelling that harmoniously merges with the landscape with an abundance of outdoor living spaces thoughtfully incorporated throughout the property. Home features: 1 bedroom/1 bath detached studio, in-ground swimming pool, 4 outdoor living areas including a top floor balcony with a fireplace. Barton Hills is Austin living at its best located just 3 miles from downtown, walking distance to Zilker Park, Lady Bird Lake, greenbelt hiking and biking trails, award winning public schools, bordered by South Lamar restaurants, cafes & boutiques and just 11 miles to ABI Airport. Please note: interior photos of main house



were pre-fire damage. Exterior of home, back house, pool and decks are not damaged. Contact agent for more information and to set up a tour.

Built in 1981

### Essential Information

ListingFeed	abor_vow
MLS® #	5007062
List Price	\$2,350,000
Sale Price	\$2,025,000
Sale Date	August 23rd, 2023
Bedrooms	7
Bathrooms	5.00
Full Baths	5
Square Footage	4,131
Acres	0.39
Year Built	1981
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	2310 Ridgeview Street
Subdivision	Ridgeview West
City	Austin
County	Travis
State	TX
Zip Code	78704

### Amenities

Utilities	Electricity Available, Fiber Optic Available, Natural Gas Available, Sewer Available
Features	None, Curbs
Parking	Driveway, Electric Gate, Gated, Electric Vehicle Charging Station(s)
View	Pool
Waterfront	None
Has Pool	Yes

**Interior**

Interior	Tile, Wood
Appliances	Dryer, Gas Water Heater, Tankless Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Outside
Stories	Multi/Split

**Exterior**

Exterior Features	Balcony, Private Yard, Rain Gutters
Lot Description	Back Yard, Front Yard, Sprinklers In Rear, Sprinklers In Front, Landscaped, Many Trees, Sprinklers Automatic, Sprinklers In Ground, Trees Large Size
Windows	Screens, Skylight(s)
Roof	Metal
Construction	Frame, See Remarks, Vertical Siding, Wood Siding
Foundation	Slab

**School Information**

District	Austin ISD
Elementary	Barton Hills
Middle	O Henry
High	Austin