

\$1,449,000 - 4502 Sinclair Avenue, Austin

MLS® #5512581

\$1,449,000

4 Bedroom, 4.00 Bathroom, 3,212 sqft
Residential on 0.31 Acres

Rosedale F, Austin, TX

Get tremendous value by purchasing this property being sold at under lot value! Very rare - one of a kind stone cottage - sits on a Double lot (100'x135') with 3 incredible structures providing a ton of opportunities. Main house (1,968 sq. ft), built in 1938 & with a major addition added in 2007. This property is filled with character & charm. Hardwoods, coved ceilings, formal living & dining, renovated kitchen, tons of storage, up lighting, period bathroom, spacious bedrooms, primary suite w/ sitting area, French doors, architectural flair, walk-in shower, additional office - could be 4th bedroom w/ minor renovations - large deck under huge pecan trees and so much more. The guest house, built in the 1940's, compliments the front house with its stone exterior. A full kitchen, bedroom & bathroom totaling 737 sq. feet. is perfect for family, nanny or rental. Metered separately, stackable washer/dryer, bamboo flooring & tons of cuteness. The 3rd structure is the home office / studio @ 507 sq. ft. Built in 2019, here you'll find a full kitchenette w/ quartz counter, full bathroom with walk-in shower, stackable washer/dryer & an open room with the flexibility to be what you want/need it to be. It makes a perfect office for the stay at home professional. Rosedale is one of Austin's best neighborhoods - close to everything, yet peaceful and full of early Austin charm. Walk to Ramsey Park - 3 blocks away - Seiders Springs, hike & bike trails, stores, and restaurants.



Built in 1938

Essential Information

ListingFeed	abor_vow
MLS® #	5512581
List Price	\$1,449,000
Sale Price	\$1,430,000
Sale Date	August 30th, 2022
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	3,212
Acres	0.31
Year Built	1938
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	4502 Sinclair Avenue
Subdivision	Rosedale F
City	Austin
County	Travis
State	TX
Zip Code	78756

Amenities

Utilities	Above Ground Utilities, Electricity Connected, Natural Gas Available, Sewer Connected, Water Connected
Features	None, Curbs
Parking	Driveway, Oversized, Paved, Deck, Private
View	None
Waterfront	None

Interior

Interior	Tile, Wood
Appliances	Dishwasher, Free-Standing Gas Oven, Free-Standing Refrigerator, Disposal, Microwave
Heating	Central, Fireplace(s)

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Stone
# of Stories	1
Stories	One

Exterior

Exterior Features	Exterior Steps, Garden, Private Entrance, Private Yard, Rain Gutters, See Remarks
Lot Description	Back Yard, Front Yard, Sprinklers In Rear, Interior Lot, Landscaped, Level, Near Public Transit, Sprinklers In Ground, Trees Large Size
Windows	Aluminum Frames, Blinds
Roof	Composition, Shingle
Construction	HardiPlank Type, Stone, Stucco
Foundation	Pillar/Post/Pier, Slab

School Information

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