

\$1,195,000 - 2206 East Side Drive, Austin

MLS® #5535471

\$1,195,000

0 Bedroom, 1.00 Bathroom, 1,783 sqft
Residential on 0.21 Acres

Travis Heights, Austin, TX

FANTASTIC Developer/Builder Opportunity in Travis Heights - 78704. LARGE LOT for Sale with Existing Garage Apartment. **Home to be moved by end of August.**The generous .209-acre lot and the existing detached casita/garage apartment convey with sale. **Build your Dream Home in the Heart of South Austin virtually across the street from Big Stacy Pool and Stacy Park in beautiful Travis Heights. New owner could keep casita or confer with the city regarding tear-down permit options and fully redevelop the property with ideal design. The interior of the casita is a studio space with a generous open room, a large bathroom with washer & dryer hookups, a single car garage parking space, and a mini-split heating and cooling unit. This incredible location is a very short walk to Big Stacy Pool, all the shops, restaurants, and entertainment venues on South Congress. Just 2 miles up Congress Ave to the popular Congress Bridge, Ladybird Lake, and Downtown Austin! Big Stacy Pool, which is a renowned city pool that is spring fed with warm water from deep underground in the wintertime and is always free entry. Youâ€™ll also find a trailhead next to the pool for the serene Blunn Creek Greenbelt that leads through Little Stacy Park. NO HOA!! Travis Heights is one of Austinâ€™s most coveted and charming neighborhoods. This older, well-established community offers a mix of eccentric bungalows, new contemporary builds, impressive historic mansions, and the



occasional small apartment communities. This colorful neighborhood is the perfect place to take an evening stroll and stop off at Big Top Candy store for some ice cream, enjoy the occasional vintage car shows on Soco, enjoy First Thursdays, or grab a drink and catch some live music at one of the many venues along South Congress Ave. Don't miss out on this incredible opportunity to secure land in this highly sought-after community in the Heart of Austin, Texas!

Built in 1922

Essential Information

ListingFeed	abor_vow
MLS® #	5535471
List Price	\$1,195,000
Sale Price	\$1,050,000
Sale Date	August 2nd, 2022
Bathrooms	1.00
Full Baths	1
Square Footage	1,783
Acres	0.21
Year Built	1922
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	2206 East Side Drive
Subdivision	Travis Heights
City	Austin
County	Travis
State	TX
Zip Code	78704

Amenities

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

	Available
Features	Playground, Park, Pool, See Remarks, Sidewalks, Trails/Paths, Curbs
Parking	Driveway, Detached, Garage, See Remarks
# of Garages	1
View	Neighborhood
Waterfront	None

Interior

Interior	Carpet, Concrete
Appliances	See Remarks
Heating	See Remarks
Cooling	See Remarks
# of Stories	1
Stories	One

Exterior

Exterior Features	See Remarks
Lot Description	Back Yard, Front Yard, Interior Lot, Landscaped, Moderate Trees, See Remarks, Trees Large Size, Trees Medium Size
Windows	Screens
Roof	Composition
Construction	Frame
Foundation	Slab

School Information

District	Austin ISD
Elementary	Travis
Middle	Fulmore
High	Travis