

\$1,295 - 3204 Menchaca Road 712, Austin

MLS® #5981903

\$1,295

1 Bedroom, 1.00 Bathroom, 520 sqft
Rental on 0.03 Acres

Ivy 78704 Condo Amd The, Austin, TX

Fantastic South Austin corner condo with quick access to S. Lamar, 360 and 290. Walk to dine and shop, near Barton Creek Greenbelt. Gated with community pool and dog park, plus water and trash included. Unit is tucked around corner with covered balcony facing back of the complex with tree views. Open plan with bamboo floors, granite counter tops, stainless appliances, pantry and washer/dryer. Google fiber available. Bus stop just outside complex. \$20/parking permit. 1 small pet allowed. 14-17 month lease.

\$45.95 Resident Benefits Package fee to be added to monthly rent. This includes renters insurance with an A-rated carrier, renter rewards program, credit reporting for on-time rent payments, monthly air filters, utility concierge, online portal, emergency maintenance, move-in swag bag, and so much more!

We now offer a security deposit alternative! No need to tie up your funds â€” residents who qualify are not required to pay a security deposit. Instead, you give us a pre-authorization, allowing us to bill you up to a limited amount (in most cases one month's rent), just like a security deposit. You pay an upfront fee for the convenience but get to keep the rest of your money to use for moving expenses, housewares, etc. If you prefer a traditional cash deposit instead you may choose that option and the security deposit = 1



month's rent.

Virtual tour: <https://youtu.be/M-NZCzNO55U>

Built in 2008

Essential Information

ListingFeed	abor_vow
MLS® #	5981903
List Price	\$1,295
Sale Price	\$1,295
Sale Date	January 4th, 2023
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	520
Acres	0.03
Year Built	2008
Type	Rental
Sub-Type	Condominium
Status	Closed

Community Information

Address	3204 Menchaca Road 712
Subdivision	Ivy 78704 Condo Amd The
City	Austin
County	Travis
State	TX
Zip Code	78704

Amenities

Utilities	Electricity Available
Features	Barbecue, Community Mailbox, Dog Park, Pool, Gated
Parking	Gated, Open, Permit Required
View	None
Waterfront	None

Interior

Interior	Carpet, Tile, Bamboo
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Appliances	Washer/Dryer Stacked, Dishwasher, Exhaust Fan, Electric Range, Free-Standing Range, Disposal, Microwave, Refrigerator, Stainless Steel Appliance(s)
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

Exterior

Exterior Features	Balcony, Exterior Steps, Dog Run
Lot Description	Cul-De-Sac, Level, Trees Large Size
Windows	Window Treatments
Roof	Composition
Construction	Frame, Masonry
Foundation	Slab

School Information

District	Austin ISD
Elementary	Joslin
Middle	Covington
High	Crockett