

\$1,800,000 - 2209 Bowman Avenue, Austin

MLS® #5995151

\$1,800,000

3 Bedroom, 3.00 Bathroom, 2,713 sqft
Residential on 0.24 Acres

Tarry Town 06, Austin, TX

"Sophisticated casual" describes this property! *Architectural features in all rooms *Quality house with unusual flexibility *You'll love it! *Tarrytown Central *Marvelous, spacious living areas on main floor and lower level *Three sets of galley doors in each living area facing the backyard (facing south) * Lower level offers a world-class TV room (and second fireplace) plus nearby inviting (terrific) covered porch for outside dining or conversations with friends (private backyard--one of a kind!) *Layout offers two bedrooms and two baths on main level (one, of course, is the master) plus a totally private, separate (somewhat small) bedroom and bath on lower level *This third bedroom offers lots of possibilities for guests *Separate entrance on lower level is available for the third bedroom (from back covered porch) *Plus the downstairs area can be totally closed (again, for privacy) with the quality door at bottom of stairs *Lower level might also be used as a quiet and private home office *Do take a look at the remarkable downstairs extra room (large!) that is currently used for storage and "auxiliary kitchen" as needed; it is air conditioned and spacious *Floor Plan Company called it the "hobby room (not counted in the square footage)" *Lots of possibilities *This property received the talented guidance some years back from visionary architect Roland Roessner (UT architect department) *A favorite room here might be the small, charming office on the main floor near the kitchen--an inviting space



where you can watch the mama dove everyday--come and go*(Wall unit in this space--a recent remodeling project--wonderful space!)*Lots of good everyday living in this property!*It's hard to choose your favorite spot!*Might be the amazing windowed sun-room dining area*Might be the downstairs covered porch! All the rooms are inviting!*This house welcomes you, and you are glad you came!

Built in 1951

Essential Information

ListingFeed	abor_vow
MLS® #	5995151
List Price	\$1,800,000
Sale Price	\$1,800,000
Sale Date	July 7th, 2022
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,713
Acres	0.24
Year Built	1951
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	2209 Bowman Avenue
Subdivision	Tarry Town 06
City	Austin
County	Travis
State	TX
Zip Code	78703

Amenities

Utilities Cable Available, Electricity Connected, Natural Gas Connected, High Speed Internet Available, Phone Available, Sewer Connected,

	Underground Utilities, Water Connected
Features	Street Lights, Trails/Paths, Curbs
Parking	Attached Carport, Additional Parking, Inside Entrance
View	None
Waterfront	None

Interior

Interior	Carpet, Laminate, Wood
Appliances	Dishwasher, Free-Standing Electric Range, Disposal, Gas Water Heater
Heating	Central, Fireplace(s), Natural Gas, Zoned
Cooling	Electric, Wall/Window Unit(s), Zoned
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas Log, Living Room, Wood Burning
# of Stories	2
Stories	Two

Exterior

Exterior Features	Private Yard, Rain Gutters
Lot Description	Back Yard, City Lot, Front Yard, Gentle Sloping, Landscaped, Near Public Transit, Sprinklers Automatic, See Remarks, Trees Medium Size
Windows	Blinds, Skylight(s), Shutters, Window Coverings
Roof	Metal
Construction	Brick, Stucco
Foundation	Slab

School Information

District	Austin ISD
Elementary	Casis
Middle	O Henry
High	Austin