

# \$2,379,000 - 1907 Cullen Avenue, Austin

MLS® #6962743

---

## \$2,379,000

4 Bedroom, 5.00 Bathroom, 3,814 sqft  
Residential on 0.24 Acres

Crestview, Austin, TX

We invite you to another gorgeous Butlin Homes new build with a modern flair in popular Crestview. This neighborhood builder is well-known for their one-of-a-kind floor plans filled with loads of natural light, vaulted ceilings, abundant storage and meticulous attention to quality and detail. Enter into an expansive open floor plan starting in the relaxing living room with a natural gas fireplace, floating walnut shelves, built-in bar, and custom walnut buffet. The gourmet kitchen with high-end JennAir appliances invites you to sit at the 10 foot island for a quick bite or to share stories of the day. We're sure you'll enjoy the ample storage in the striking butler's pantry. The dining room is illuminated by an elegant modern chandelier and 15 foot high clerestory windows. The main floor primary suite encourages you to relish in the total spa experience of a large walk-in shower, soaking tub, double vanity and designer fixtures. Main floor also provides a 2nd living room, office, laundry, powder bath, and 2-car garage with electric car outlet. Upstairs serves as a haven for kids or guests including 3 bedrooms, 2 full baths, and a flexible gameroom. Unwind with a glass of wine on the front porch swing enjoying the sunset and the soothing water feature. Or cheer on your favorite sports team & visit with friends on the large screened back patio any time of year while you cook up a storm in the well-appointed outdoor kitchen. Cool off in the sparkling pool on hot Texas days, or enjoy a



warm heated swim on cool nights. The perfect place to embrace all that Central Austin has to offer: Burnet Road bars & restaurants, The Domain, Austin FC Stadium, and Downtown Austin. Convenient to neighborhood hot spots Fresh Plus Market, Little Deli, Stiles Switch BBQ, and Violet Crown Wine Bar.

Built in 2023

### Essential Information

ListingFeed	abor_vow
MLS® #	6962743
List Price	\$2,379,000
Sale Price	\$2,350,000
Sale Date	May 20th, 2024
Bedrooms	4
Bathrooms	5.00
Full Baths	3
Half Baths	2
Square Footage	3,814
Acres	0.24
Year Built	2023
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	1907 Cullen Avenue
Subdivision	Crestview
City	Austin
County	Travis
State	TX
Zip Code	78757

### Amenities

Utilities	Electricity Connected, Fiber Optic Available, Natural Gas Connected, Sewer Connected, Water Connected
Features	Curbs, Internet Access, Playground, Park, Pool, Street Lights, Tennis

	Court(s), Trails/Paths
Parking	Driveway, Garage Faces Front, Garage, Electric Vehicle Charging Station(s)
# of Garages	2
View	None
Waterfront	None
Has Pool	Yes

### **Interior**

Interior	Tile, Wood
Appliances	Bar Fridge, Built-In Refrigerator, Convection Oven, Dishwasher, Exhaust Fan, Disposal, Gas Oven, Gas Range, Gas Water Heater, Ice Maker, Microwave, Plumbed For Ice Maker, Refrigerator, Self Cleaning Oven, Stainless Steel Appliance(s), Tankless Water Heater, Vented Exhaust Fan, Wine Refrigerator
Heating	Central, Natural Gas
Cooling	Central Air, Ceiling Fan(s), Dual
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Lighting, Outdoor Grill, Private Yard, Rain Gutters
Lot Description	Back Yard, Drip Irrigation/Bubblers, Front Yard, Sprinklers In Rear, Sprinklers In Front, Landscaped, Level, Sprinkler - Rain Sensor, Sprinklers Automatic, Sprinklers In Ground, Sprinklers On Side, Trees Medium Size
Windows	Double Pane Windows, Screens, Vinyl
Roof	Metal
Construction	Frame, HardiPlank Type, Spray Foam Insulation
Foundation	Slab

### **School Information**

District	Austin ISD
Elementary	Brentwood
Middle	Lamar (Austin ISD)
High	McCallum