

\$1,250,000 - 1507 E 2nd Street 1, Austin

MLS® #7181358

\$1,250,000

4 Bedroom, 4.00 Bathroom, 1,912 sqft
Residential on 0.14 Acres

Division O, Austin, TX

Introducing a very special pool home at 1507 E 2nd, a masterful creation by renowned Patriot Builders and elegantly designed by Kelley Design Group, located in the vibrant heart of the Holly Neighborhood. This exceptional residence is perfectly situated near the bustling hubs of East Austin, offering a unique blend of urban energy and homely comfort, making it one of the most coveted addresses in the city. The design of this home strikes a perfect balance between style and practicality. It features a convenient main-level bedroom and bathroom, with the upper levels hosting three additional, beautifully appointed bedrooms, each boasting a private bathroom. The thoughtfully designed floor plan is tailored to provide ultimate comfort and privacy, catering seamlessly to both family living and guest entertainment. One of the standout features of this home is its private driveway, a rarity in this neighborhood, which adds an exclusive single-family ambiance. The spacious, open-concept layout unifies the living, dining, and kitchen areas into a harmonious living space. An inviting deck on the second level offers a serene retreat, overlooking one of East Austin's most picturesque streets, shaded by a stately mature tree. The interior is adorned with top-tier finishes, including sleek quartz countertops, high-quality stainless steel appliances, and beautifully sourced local tiles, creating an environment of sophisticated elegance. Uncommon for the area, 1507 E



2nd #1 presents a rare opportunity to own a piece of East Austin within close proximity to both the downtown area and the lake, offering an ideal blend of city life and outdoor recreation. This property is an excellent investment, suitable as a primary residence or a lucrative rental property. Its location is perfect for those seeking a short-term rental or Airbnb option, being within walking distance to downtown, trendy bars, and the lake. 1-2-10 warranty is conveyed at closing. No restrictions on STRs.

Built in 2023

Essential Information

ListingFeed	abor_vow
MLS® #	7181358
List Price	\$1,250,000
Sale Price	\$1,200,000
Sale Date	March 18th, 2024
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	1,912
Acres	0.14
Year Built	2023
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	1507 E 2nd Street 1
Subdivision	Division O
City	Austin
County	Travis
State	TX
Zip Code	78702

Amenities

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Sewer Connected
Features	See Remarks
Parking	Carport, Driveway
# of Garages	1
View	Pool
Waterfront	None
Has Pool	Yes

Interior

Interior	Wood
Appliances	Dishwasher, Disposal, Gas Range, Stainless Steel Appliance(s)
Heating	Central
Cooling	Central Air
Stories	Three Or More

Exterior

Exterior Features	Private Yard
Lot Description	Private, See Remarks
Windows	See Remarks
Roof	Metal
Construction	HardiPlank Type
Foundation	Slab

School Information

District	Austin ISD
Elementary	Sanchez
Middle	Martin
High	Austin