

\$1,150,000 - 5906 Highland Hills Terrace, Austin

MLS® #7745676

\$1,150,000

3 Bedroom, 3.00 Bathroom, 3,078 sqft
Residential on 0.37 Acres

Highland Hills, Austin, TX

This single-story home is tucked away on a quiet street in sought-after Highland Hills with views of treetops and an oasis of outdoor living in the backyard! This home is wheelchair accessible with a modified bath, hard surface floors throughout, and ramp access around the backyard. There are beautiful views from the living, kitchen, dining, patio, screen porch, and separate office. The 16 X 28 screened porch extends the living-dining area in every season. Below the porch is another deck with a pergola. The second living area was used as a therapy room at one time and would be a perfect space for a second living area with vaulted ceilings, walls of windows taking in the views, and there is direct access to the deck. The Kanga Room Systems building was completed in 2019 and has its own private deck. This building was used as an office (whimsically named the Thinkery) and is perfect for an art studio, yoga or exercise space, drum room, man cave, she-shed, or even a guest cottage. The additional large outbuilding at the back of the property has 3 rooms and was a mew for birds of prey, but its use is only limited by imagination. It is serviced by water and electricity. The interior has been recently painted. Downtown and the Domain are just a zip away on MoPac as is Barton Creek Mall, the University of Texas, the Texas State office complex, Zilker Park, Lady Bird Lake, and the Hike and Bike Trail. Lake Travis is a short 30-minute drive out 2222 to 620. Talk about a convenient location with doctors,



dentists, churches, synagogues, groceries, drug stores, coffee shops, dry cleaners, schools, restaurants, fast food, banks, post office, and more right in the neighborhood! The office is not in TCAD sq ft figure. Total square footage heated & cooled 3078 sq ft measured by Floorplan Graphics <http://www.5906HighlandHillsTerrace.com>. The garden plants are butterfly & bird-friendly and pesticides have never been used.

Built in 1960

Essential Information

ListingFeed	abor_vow
MLS® #	7745676
List Price	\$1,150,000
Sale Price	\$1,050,000
Sale Date	August 31st, 2023
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	3,078
Acres	0.37
Year Built	1960
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	5906 Highland Hills Terrace
Subdivision	Highland Hills
City	Austin
County	Travis
State	TX
Zip Code	78731

Amenities

Utilities	Above Ground Utilities, Cable Available, Cable Connected, Electricity Connected, Natural Gas Connected, High Speed Internet Available, Sewer Connected, Water Connected
Features	None, Curbs
Parking	Door-Single, Driveway, Garage Faces Front, Garage
# of Garages	2
Garages	Garage Door Opener
View	Hills, Trees/Woods
Waterfront	None

Interior

Interior	Laminate, Tile, Wood
Appliances	Dryer, Dishwasher, Free-Standing Gas Range, Free-Standing Refrigerator, Disposal, Gas Range, Ice Maker, Microwave, Refrigerator, Range Hood, Self Cleaning Oven, Stainless Steel Appliance(s), Washer
Heating	Central, Natural Gas
Cooling	Central Air, Ceiling Fan(s), Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
# of Stories	1
Stories	One

Exterior

Exterior Features	Garden, Private Yard, Rain Gutters
Lot Description	Back Yard, Sloped Down, Front Yard, Garden, Landscaped, Native Plants, Many Trees, Sprinklers Automatic, Sprinklers In Ground, Trees Large Size
Windows	Insulated Windows, Plantation Shutters, Screens
Roof	Composition
Construction	Brick, Cement Siding, Wood Siding
Foundation	Slab

School Information

District	Austin ISD
Elementary	Highland Park
Middle	Lamar (Austin ISD)
High	McCallum