

# **\$1,500,000 - 15104/15102 Rainbow One Street, Austin**

MLS® #7900150

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## **\$1,500,000**

1 Bedroom, 1.00 Bathroom, 840 sqft  
Residential on 18.06 Acres

Travis Landing, Austin, TX

Nestled in nature, this charming waterfront cottage welcomes you home!

A rare opportunity awaits you on Lake Travis with an unspeakable 18+/- acres that extends to the deepest part of the river channel! You'll always have waterfront property, no matter the fluctuation of the lake. The cottage has been fully remodeled and will delight the senses as soon as you step inside, with cascading light that encompasses every room! Enjoy serene views of the lake, and know that you own a slice of Texas Heaven!

Located in Travis Landing, this cozy one-bedroom, one bathroom was initially built in the 1960s but has since been reimagined with new plumbing, windows, electrical, flooring, AC, Kitchen remodel, insulation, exterior siding, water heater and cosmetic features. It truly is an escape from the hustle and bustle of city life! The cottage sits perched high on the hilltop, with sweeping views of the Texas Hill Country's natural landscape and Lake Travis's serene views. The land features numerous large oak trees that offer privacy up and down the boundary lines.

Deed restrictions will only allow for a one-story to be built, but this property is not builder restricted, a rarity in today's market! You are also not subject to a timeframe to construct a new residence, a huge perk to allow for your imagination to soar with your new property!



The neighborhood amenities include a gated waterfront park, boat/kayak storage, and more for all residences. A boat dock is permitted per LCRA rules at [www.lcra.gov](http://www.lcra.gov). The property is located in the highly acclaimed LTISD, with schools being Lake Travis Elementary/Hudson Bend Middle School/Lake Travis High School.

Come see the magic that Rainbow One has to offer!

Built in 1965

### Essential Information

ListingFeed	abor_vow
MLS® #	7900150
List Price	\$1,500,000
Sale Price	\$1,435,000
Sale Date	August 18th, 2022
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	840
Acres	18.06
Year Built	1965
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	15104/15102 Rainbow One Street
Subdivision	Travis Landing
City	Austin
County	Travis
State	TX
Zip Code	78734

### Amenities

Utilities	Electricity Connected, Phone Available, Underground Utilities, Water Connected
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Features	Common Grounds/Area, Fishing, Lake, Park
Parking	Driveway, Parking Pad, Private
View	Lake, Panoramic
Is Waterfront	Yes
Waterfront	Lake Front, Waterfront

### **Interior**

Interior	Tile, Vinyl
Appliances	Dishwasher, Disposal, Oven
Heating	Electric, Ductless
Cooling	Electric, Ductless
# of Stories	1
Stories	One

### **Exterior**

Lot Description	Back Yard, Sloped Down, Front Yard, Trees Large Size, Trees Medium Size, Views, Bluff
Windows	Shutters, Tinted Windows
Roof	Composition
Construction	Concrete, Block
Foundation	Pillar/Post/Pier, Slab, Combination

### **School Information**

District	Lake Travis ISD
Elementary	Lake Travis
Middle	Hudson Bend
High	Lake Travis