

# \$1,850,000 - 4307 Avenue F, Austin

MLS® #8281501

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## \$1,850,000

4 Bedroom, 3.00 Bathroom, 2,606 sqft  
Residential on 0.22 Acres

Hyde Park Add 01, Austin, TX

Beautiful Historic home + garage apartment in the coveted Hyde Park Avenues. This original Victorian home was built in 1912 in the part of the neighborhood that is sought after as historic Hyde Park, just down the block from Shipe Pool, Park & Tennis Courts. This home features 4 bedrooms, 2.5 baths, 2 living, formal dining, breakfast bar and detached 2-car garage on an oversized 75x125 lot. Long leaf pine floors, high ceilings, and historic double hung windows are featured in the original part of the home. In the remodeled section and addition, there are quality casement windows, contemporary kitchen and baths, and a long list of additional updates and improvements. Unique bonus features are a built-in office in the primary suite, huge insulated attic that could be converted to usable living space, a Murphy bed in the guest room, exceptional family and entertaining floor plan. The garage apartment that was built in 1937 includes a full kitchen and bath and is perfect for rental income or for family/guests. Covered front and back porches, long and spacious driveway, convenient back alley and large low maintenance yard with beautiful pecan trees makes this home a winner. The stunning make ready includes fresh paint, spruced landscaping and staging. Home is 2166 sq. ft. & guest suite is 440 sq. ft. per TCAD. Super desirable location: Walk to FreshPlus, Quackâ€™s Bakery, ASTI, Curraâ€™s, Hyde Park Bar & Grill and Elisabet Ney Museum. Schools are Lee



Elementary, Kealing Middle and McCallum High. Don't wait, this one will fly!

Built in 1912

### Essential Information

ListingFeed	abor_vow
MLS® #	8281501
List Price	\$1,850,000
Sale Price	\$1,850,000
Sale Date	July 18th, 2023
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,606
Acres	0.22
Year Built	1912
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	4307 Avenue F
Subdivision	Hyde Park Add 01
City	Austin
County	Travis
State	TX
Zip Code	78751

### Amenities

Utilities	Electricity Available, Natural Gas Available, Sewer Available, Water Available
Features	Tennis Court(s), Playground, Pool, Sidewalks
Parking	Driveway, Garage, Detached, Door-Multi, Paved
# of Garages	2
Garages	Garage Door Opener
View	None

Waterfront None

### **Interior**

Interior Carpet, Tile, Wood

Appliances Dishwasher, Disposal, Gas Range, Range Hood, Stainless Steel Appliance(s), Tankless Water Heater, Dryer, Free-Standing Range, Gas Oven, Refrigerator, Washer

Heating Central

Cooling Central Air

Fireplaces None

# of Stories 1

Stories One

### **Exterior**

Exterior Features Exterior Steps, Rain Gutters

Lot Description Back Yard, Landscaped, City Lot, Front Yard, Trees Large Size

Windows Screens, Skylight(s), Window Treatments, Wood Frames

Roof Composition, Metal

Construction Frame, HardiPlank Type, Wood Siding

Foundation Pillar/Post/Pier

### **School Information**

District Austin ISD

Elementary Lee

Middle Kealing

High McCallum