

# \$2,699,000 - 2714 Geraghty Avenue, Austin

MLS® #8937281

## \$2,699,000

5 Bedroom, 5.00 Bathroom, 3,649 sqft  
Residential on 0.20 Acres

Green Acres, Austin, TX

REDUCED 300K!! Beautiful new Nalle Custom home NOW FOR UNDER 2.7M!  
Come take advantage of this great location in Allandale so close to northwest park, truly the best part of Allandale! This property has the best of both worlds - the same fine architectural details, quality materials, and high-end design you find in Nalle homes in Tarrytown and Rollingwood but with a price tag half the size! Real wood floors/level 5 smooth finish sheet rock/metal roof/real wood beams/real marble baths/sub zero & Wolf appliance package/Sparkling pool and hot tub - too many more to list! YOU WILL NOT FIND THESE FINISHES IN ANY OTHER HOME UNDER 3M! DONT DELAY, This home is now complete and ready for move in and at this price will sell quickly!complete and ready for move in!



Built in 2023

## Essential Information

|             |                      |
|-------------|----------------------|
| ListingFeed | abor_vow             |
| MLS® #      | 8937281              |
| List Price  | \$2,699,000          |
| Sale Price  | \$2,500,000          |
| Sale Date   | September 21st, 2023 |
| Bedrooms    | 5                    |
| Bathrooms   | 5.00                 |
| Full Baths  | 5                    |

|                |                         |
|----------------|-------------------------|
| Square Footage | 3,649                   |
| Acres          | 0.20                    |
| Year Built     | 2023                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 2714 Geraghty Avenue |
| Subdivision | Green Acres          |
| City        | Austin               |
| County      | Travis               |
| State       | TX                   |
| Zip Code    | 78757                |

### **Amenities**

|              |                        |
|--------------|------------------------|
| Utilities    | Above Ground Utilities |
| Features     | Park                   |
| Parking      | Paver Block            |
| # of Garages | 2                      |
| View         | None                   |
| Waterfront   | None                   |
| Has Pool     | Yes                    |

### **Interior**

|                 |  |
|-----------------|--|
| Interior        | Carpet, Stone, Wood                      |
| Appliances      | Tankless Water Heater, Wine Refrigerator |
| Heating         | Central                                  |
| Cooling         | Central Air                              |
| Fireplace       | Yes                                      |
| # of Fireplaces | 1  |
| Fireplaces      | Family Room                              |
| # of Stories    | 2  |
| Stories         | Two                                      |

### **Exterior**

|                   |                  |
|-------------------|------------------|
| Exterior Features | Outdoor Grill    |
| Lot Description   | Trees Large Size |
| Windows           | Wood Frames      |

|              |                            |
|--------------|----------------------------|
| Roof         | Metal                      |
| Construction | Brick, Stucco, Wood Siding |
| Foundation   | Slab                       |

### **School Information**

|            |                    |
|------------|--------------------|
| District   | Austin ISD         |
| Elementary | Gullett            |
| Middle     | Lamar (Austin ISD) |
| High       | McCallum           |