# \$2,795,000 - 1605 Brackenridge Street, Austin

MLS® #9531598

## \$2,795,000

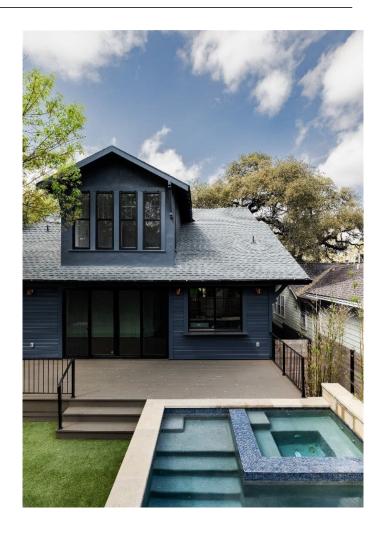
5 Bedroom, 5.00 Bathroom, 2,988 sqft Residential on 0.15 Acres

Fairview Park, Austin, TX

This 1907 craftsman-style home, masterfully restored by Lucky Charm Homes, sits two blocks from the heart of South Congress in the coveted Travis Heights neighborhood. With its early 1900s charm, prime location, pool and spa, two-car garage and full ADU, 1605 Brackenridge leaves nothing to be desired. Though no system was left untouched during the remodel, the design and build team managed to maintain the home's early 1900s charm. Original wood floors and windows have been revitalized, and contemporary additions have been carefully curated to complement the home's classic features.

The main home features 4 bedrooms, a designated dining area and wet bar, as well as two living spaces. Guests can enjoy the original fireplace and then retire to their generously-sized suite on the main floor. On the second floor, you'II find 3 bedrooms, including the primary suite with the most stunning oversized windows, milk-glass sconces, and a claw-footed tub. One of the secondary bedrooms features access to a screened-in porch at the front of the home, perfect for coffee sipping or business calls with a view.

A newly completed ADU and two-car garage stand at the back of the lot, with private access from Drake Avenue. The tastefully designed ADU features a full bathroom, kitchen and washer and dryer. Custom built-ins surround the dining area, while chic, contemporary



lighting brings the space to life.

A custom pool and spa is the centerpiece of the turfed backyard, which sits in between the main home and ADU. Don't miss the sliding kitchen windows, which allow you to serve pool party guests food and drink with ease.

### Built in 1907

### **Essential Information**

ListingFeed abor\_vow

MLS® # 9531598

List Price \$2,795,000

Sale Price \$2,750,000

Sale Date May 9th, 2024

Bedrooms 5
Bathrooms 5.00
Full Baths 4
Half Baths 1

Square Footage 2,988
Acres 0.15
Year Built 1907

Type Residential

Sub-Type Single Family Residence

Status Closed

# **Community Information**

Address 1605 Brackenridge Street

Subdivision Fairview Park

City Austin
County Travis
State TX
Zip Code 78704

### **Amenities**

Utilities Electricity Available, Natural Gas Available, Sewer Available, Water

Available

Features None

Parking Detached, Enclosed, Garage, Garage Faces Rear

# of Garages 2

View Neighborhood

Waterfront None Has Pool Yes

### Interior

Interior Tile, Wood

Appliances Bar Fridge, Dryer, Dishwasher, ENERGY STAR Qualified Appliances,

Disposal, Gas Oven, Gas Range, Gas Water Heater, Indoor Grill,

Microwave, Refrigerator, Wine Refrigerator, Washer

Heating Central

Cooling Central Air, Varies by Unit

Fireplace Yes
# of Fireplaces 1

Fireplaces Gas, Living Room, Masonry

# of Stories 2
Stories Two

### **Exterior**

Exterior Features Balcony, Private Yard, Rain Gutters

Lot Description Back Yard, Sprinklers In Rear, Sprinklers In Front, Landscaped, Native

Plants, Sprinklers Automatic, Sprinklers In Ground, Trees Medium Size,

Xeriscape

Windows ENERGY STAR Qualified Windows, Insulated Windows, Screens

Roof Composition, Shingle Construction Masonry, Wood Siding

Foundation Pillar/Post/Pier

### **School Information**

District Austin ISD Elementary Travis Hts

Middle Lively
High Travis