

\$1,475,000 - 2003 E 3rd Street 1, Austin

MLS® #9820306

\$1,475,000

4 Bedroom, 4.00 Bathroom, 2,271 sqft
Residential on 0.15 Acres

Fair Grounds Add, Austin, TX

Welcome to E 3rd Street Residence, a stunning new construction built by the renowned Mopac Builders, celebrated for their commitment to quality, craftsmanship, and luxury! This East Austin modern home has EVERYTHING, with interiors masterfully designed by Patrice Nichole to impress from every angle. With the best location and a high 91 walk score, this home offers unparalleled convenience. Situated just a short walk from all the E 6th entertainment and directly across from Metz Park, the location is unbeatable. The home exudes luxury with its metal roof, 10' ceilings, white oak engineered hardwood floors, custom wood vent hood, Quaker slider doors, in-ceiling speakers, 36" Bertazzoni range, and a 68" tall wine tower. Fully upgraded with foam insulation, a pre-wired security system, level 5 drywall, and luxury tiles in all bathrooms, this home leaves nothing to be desired. The outdoor area features a massive saltwater pool with waterfalls and a beach entry, creating a perfect oasis. Boasting two primary suites, the primary bathroom includes a 20" rain head, custom teak shower floor, and Delta shower trim, while the primary bedroom has a private balcony overlooking the beautiful park across the street. This unique 4-bedroom, 3.5-bathroom home also includes an office and is EV ready for your electric car! The outdoor space is an oasis with a turfed back and fully fenced front yard. Don't miss your opportunity to own this exceptional residence. Builder warranty conveyed at



closing. Ask the agent about preferred lender incentives! Enjoy walking distance to Lady Bird Lake, Festival Beach Park, Zilker Brewing Company, Whislers, Suerte, and so much more! NO STR RESTRICTIONS!

Built in 2024

Essential Information

ListingFeed	abor_vow
MLS® #	9820306
List Price	\$1,475,000
Sale Price	\$1,450,000
Sale Date	July 26th, 2024
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,271
Acres	0.15
Year Built	2024
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	2003 E 3rd Street 1
Subdivision	Fair Grounds Add
City	Austin
County	Travis
State	TX
Zip Code	78702

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	See Remarks
Parking	Garage
# of Garages	1

Garages	Garage Door Opener
View	Neighborhood
Waterfront	None
Has Pool	Yes

Interior

Interior	Wood
Appliances	Built-In Gas Range, Stainless Steel Appliance(s)
Heating	Central
Cooling	Central Air
Stories	Three Or More

Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Yard, Front Yard, Landscaped, Level, Few Trees
Windows	Aluminum Frames
Roof	Composition, Shingle
Construction	HardiPlank Type
Foundation	Slab

School Information

District	Austin ISD
Elementary	Zavala
Middle	Martin
High	Eastside Early College