

# \$2,950,000 - 10731 Menchaca Road, Austin

MLS® #3391461

**\$2,950,000**

0 Bedroom, 0.00 Bathroom,  
Land on 4.72 Acres

see Legal Description, Austin, TX

Property currently has a commercial workshop for making high-end Kaleidoscopes by the owner. The lower portion of the property is in a flood plain (see Survey) Approx. 2.65 acres is above the flood plain. Property was annexed by the city just a few years ago and is currently zoned I-RR which we are told is a placeholder zoning that will be need to changed by any subsequent purchaser to suit their needs. This will require going through the normal city channels to establish suitable zoning. Please call agent with any questions or to arrange a showing.



## Essential Information

MLS® #	3391461
Price	\$2,950,000
Bathrooms	0.00
Acres	4.72
Type	Land
Sub-Type	Unimproved Land
Status	Active

## Community Information

Address	10731 Menchaca Road
Area	SWE
Subdivision	see Legal Description
City	Austin
County	Travis
State	TX

Zip Code	78748
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### **Amenities**

Utilities	Electricity Connected, Water Available
Features	None
View	None
Waterfront	Seasonal

### **Exterior**

Lot Description	Bluff, Irregular Lot, Many Trees, Native Plants, Sloped Down
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### **School Information**

District	Austin ISD
Elementary	Menchaca
Middle	Bailey
High	Akins

### **Additional Information**

Date Listed	December 1st, 2022
Days on Market	516
Zoning	I-RR - Buyer will be requ

### **Listing Details**

Listing Office	Zilker Properties of Austin
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