

\$1,999,999 - 2705 W 49th Street, Austin

MLS® #6220317

\$1,999,999

3 Bedroom, 3.00 Bathroom, 2,998 sqft
Residential on 0.17 Acres

Fiset Place, Austin, TX

The spirit of Austin living is embodied in this perfectly curated modern home, nestled in the coveted Shoalmont pocket of central Austin. Living here appeals to all the senses and is the epitome of custom at its best. Natural wood beams, light-toned brick walls, concrete finish accent walls, and custom steel stair railings and door frames showcase the perfect mix of contemporary, elegant, and inviting. Retreat to the open concept living space with vaulted ceilings and windows designed to allure the outside in. An expansive Trex rooftop deck beckons above the poolscape oasis detailed with string lighting, bamboo outdoor shower, koi pond, and no-maintenance turf. Relax year-round in the heated and chilled lounge pool and spa. Quality, luxurious finishes run rampant with Viking and Bosch appliances, Calacatta quartz, wire-brushed oak wide plank flooring, and Italian tile. The home features custom lighting throughout. The vibe is pure perfection. Behind the walls, the home utilizes foam and blown insulation to maximize energy efficiency, in conjunction with high efficiency HVAC systems, tankless hot water and a mixture of metal and TPO roofing systems. The main level primary suite offers thoughtfully placed picture windows affording poolside views, a custom walk-through closet with built-ins, and spa style bath. The ultimate escape is just steps away with custom scone lighting, a dual-head rainshower, oversized soaking tub, hand-stacked stone accents, and



a green wall covered in hanging succulents. This home is the trifecta of work, play, and entertaining, with a dedicated office, well-situated infrared sauna, and guest suites detailed to impress. Nothing has been left undone! Custom garage shelving and epoxy floors, bonus storage with attention to organization and function maximize the efficiency of available space to enjoy clutter-free living.

Built in 2019

Essential Information

MLS® #	6220317
Price	\$1,999,999
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,998
Acres	0.17
Year Built	2019
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	2705 W 49th Street
Area	4
Subdivision	Fiset Place
City	Austin
County	Travis
State	TX
Zip Code	78731

Amenities

Utilities	Cable Available, Electricity Connected, High Speed Internet Available, Sewer Connected, Water Connected, Natural Gas Connected
Features	None

Parking	Attached, Door-Single, Garage Faces Front, Garage, Garage Door Opener, Attached Carport
Garage Spaces	1
Garages	Garage Door Opener
View	None
Waterfront	None
Has Pool	Yes

Interior

Interior	Tile, Wood
Appliances	Dishwasher, Disposal, Gas Range, Microwave, Gas Water Heater, Stainless Steel Appliance(s), Tankless Water Heater, Wine Refrigerator
Heating	Central
# of Stories	2
Stories	Two

Exterior

Exterior Features	Exterior Steps, Outdoor Grill, Rain Gutters, Balcony
Lot Description	Level, Sprinklers Automatic, Trees Medium Size, Back Yard, Front Yard, Xeriscape
Roof	Membrane
Construction	Brick Veneer, Cedar, HardiPlank Type
Foundation	Slab

School Information

District	Austin ISD
Elementary	Highland Park
Middle	Lamar (Austin ISD)
High	McCallum

Additional Information

Date Listed	February 22nd, 2024
Days on Market	156

Listing Details

Listing Office	Taylor Real Estate
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