

# \$1,400,000 - 48 East Avenue 3201, Austin

MLS® #6386893

## \$1,400,000

2 Bedroom, 2.00 Bathroom, 1,299 sqft  
Residential on 0.00 Acres

48 East Condos, Austin, TX

Western-Facing Views of Lady Bird Lake. Located on the 32nd floor at Natiivo Austin located in the lively Rainey Street District, this condo offers incredible views of Lady Bird Lake and the Austin skyline. This two-bedroom, two-bathroom residence with a study is offered fully furnished and boasts an open-concept layout with a modern kitchen and floor-to-ceiling windows in the living room. The primary bedroom features a walk-in closet, en suite bathroom and a walk-in shower with chic all-black finishes. Floor-to-ceiling windows in both bedrooms and the study let natural light pour in. Enjoy your morning coffee or evening cocktails on the oversized wrap-around terrace with views to the north and west—a prime spot to watch the sunset over the water. Living in the Rainey Street District means easy access to the hike-and-bike trail, unique restaurants, lively nightlife and close proximity to the Austin airport. Luxury Living at Natiivo Austin. Natiivo is a new concept in hospitality that offers a flexible ownership. As a high-end hotel, it allows owners the unique opportunity to reside part-time and lease their condos as a short-term rental with the service and luxury that comes with a hotel. Unit 3201 is just one of two floorplans in the building that accommodates eight people, making it ultra-desirable and perfect for hosting larger groups. Housekeeping and 24-hour concierge service are also available on-site. Take advantage of the full suite of luxury amenities,



including a rooftop pool, a 33rd-floor clubhouse, an outdoor terrace and garden, keyless entry, a fitness center, bike storage, a dog run, and a pet washing station. Rental income history available for review. 24-Hour Advance Showing Notice on certain days. Showings restricted to Tuesdays and Wednesdays. Tenant occupied. Call/text listing agent to schedule a showing. MORE at Natiivo3201.com.

Built in 2022

### Essential Information

MLS® #	6386893
Price	\$1,400,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,299
Acres	0.00
Year Built	2022
Type	Residential
Sub-Type	Condominium
Status	Active

### Community Information

Address	48 East Avenue 3201
Area	DT
Subdivision	48 East Condos
City	Austin
County	Travis
State	TX
Zip Code	78701

### Amenities

Amenities	Concierge
Utilities	Electricity Connected, Sewer Connected, Water Connected
Features	Clubhouse, Concierge, Pet Amenities, Pool, Trails/Paths

Parking	Attached, Garage, Valet
Garage Spaces	1
View	City, Hills, Lake
Waterfront	None

### Interior

Interior	Stone, Terrazzo, Wood
Appliances	Built-In Electric Range, Dishwasher, Disposal, Exhaust Fan, Refrigerator
Heating	Central
# of Stories	1
Stories	One

### Exterior

Exterior Features	Balcony
Lot Description	None
Roof	See Remarks
Construction	See Remarks
Foundation	See Remarks

### School Information

District	Austin ISD
Elementary	Mathews
Middle	O Henry
High	Austin

### Additional Information

Date Listed	June 30th, 2022
Days on Market	758

### Listing Details

Listing Office	Moreland Properties
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