

# \$750,000 - 4524 S 3rd Street, Austin

MLS® #7165728

## \$750,000

3 Bedroom, 1.00 Bathroom, 1,036 sqft  
Residential on 0.28 Acres

South Manchaca, Austin, TX

Developer's Dream. HUGE .2822 acre lot (12,293 sq ft)!! One of the fastest appreciating neighborhoods in all of Austin. Amazing Opportunity in the booming South Manchaca neighborhood where new construction is plentiful! Fabulous deep lot zoned SF3 to allow for 2 homes. Excellent South Austin neighborhood convenient to everything - less than 5 miles to Downtown, walking distance to coffee shops, grocery stores, restaurants, breweries, and more! This is being sold AS-IS for land value. Contact the listing agent for more information.

Built in 1959

## Essential Information

MLS® #	7165728
Price	\$750,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,036
Acres	0.28
Year Built	1959
Type	Residential
Sub-Type	Single Family Residence
Status	Active

## Community Information

Address 4524 S 3rd Street



Area	10N
Subdivision	South Manchaca
City	Austin
County	Travis
State	TX
Zip Code	78745

### **Amenities**

Utilities	See Remarks
Features	Sidewalks
Parking	See Remarks
View	None
Waterfront	None

### **Interior**

Interior	See Remarks
Heating	See Remarks
# of Stories	1
Stories	One

### **Exterior**

Exterior Features	Private Yard
Lot Description	Front Yard, Few Trees
Roof	See Remarks
Construction	See Remarks
Foundation	Slab, See Remarks

### **School Information**

District	Austin ISD
Elementary	St Elmo
Middle	Bedichek
High	Austin

### **Additional Information**

Date Listed	September 14th, 2022
Days on Market	592

### **Listing Details**

Listing Office	Compass RE Texas, LLC
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Property Listed by: Compass RE Texas, LLC  
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