

\$435,000 - 2805 Dulce Lane 1003, Austin

MLS® #7192194

\$435,000

1 Bedroom, 1.00 Bathroom, 735 sqft
Residential on 0.07 Acres

Denizen Condo Amd, Austin, TX

FENCED-IN PRIVATE YARD, PRIVATE GARAGE & STORAGE ROOM backing to wide open green space! Not all condos offer this, but this one does! Darling contemporary condo with a in the heart of South Austin â€“ 78704! Situated in the desirable Denizen Condominiums community, this amazing location offers effortless access to downtown and is conveniently located near trendy local restaurants, boutique shops & a variety of entertainment options along SoCo, South 1st St, SoLa. This coveted unit backs to a green space & community garden, has a covered back porch and a fenced-in yard with gated access to serene walking trails behind the yard. Single car garage located right next to the unit. Convenient open concept floorplan for the living area & a stylish modern kitchen. Beautifully updated with modern Kichler light fixtures, LED recessed lighting, refreshing concrete floors, and generously sized windows & sliders with custom plantation shutters. Amazing kitchen with quartz countertops, SS appliances, and plentiful Shaker-style cabinetry. The chic & stylish bath connects to the bedroom via the sizable walk-in closet. Storage galore with a bonus closet in the hallway plus a storage unit located right next to the front door. Tankless water heater, high insulation levels, and rainwater collection system will help keep your bills low! Ring security system conesys. HOA fees cover, trash, landscaping, insurance in structure, and common area mntc. Denizen Condos is



nestled in the desirable Galindo neighborhood and boasts lush green spaces, a sparkling community pool, BBQ grills, and two meticulously maintained dog parks. Residents can sign up for a garden plot at the darling community gardens. Situated just a block away from the South Austin Tennis Center & Rec Center/Park. Minutes to Barton Springs, Zilker, Auditorium Shores, and Downtown, which are all easily accessible via bus, bike, foot or scooter. Your sweet life in South Austin awaits you on Dulce Ln. Schedule a showing today!

Built in 2014

Essential Information

MLS® #	7192194
Price	\$435,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	735
Acres	0.07
Year Built	2014
Type	Residential
Sub-Type	Condominium
Status	Active

Community Information

Address	2805 Dulce Lane 1003
Area	6
Subdivision	Denizen Condo Amd
City	Austin
County	Travis
State	TX
Zip Code	78704

Amenities

Utilities Cable Available, Electricity Available, High Speed Internet Available,

	Water Available, Natural Gas Available, Sewer Available
Features	Barbecue, Common Grounds/Area, Community Mailbox, Curbs, Dog Park, Pet Amenities, Park, Pool, Trails/Paths, See Remarks
Parking	Garage, Garage Door Opener, Assigned, Private
Garage Spaces	1
Garages	Garage Door Opener
View	Garden, Park/Greenbelt
Waterfront	None

Interior

Interior	Tile, Concrete
Appliances	Dishwasher, Exhaust Fan, Disposal, Gas Range, Microwave, Stainless Steel Appliance(s), Tankless Water Heater, Electric Water Heater
Heating	Central
# of Stories	1
Stories	One

Exterior

Exterior Features	Private Yard, Rain Gutters
Lot Description	Back Yard, Backs to Greenbelt/Park, Landscaped, Sprinklers Automatic, Sprinklers In Ground, See Remarks, Trees Medium Size
Roof	Metal
Construction	HardiPlank Type, Stucco, Masonry
Foundation	Slab

School Information

District	Austin ISD
Elementary	Dawson
Middle	Lively
High	Travis

Additional Information

Date Listed	February 1st, 2024
Days on Market	177

Listing Details

Listing Office	Compass RE Texas, LLC
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