

# \$750,000 - 3602 Pennsylvania Avenue 2, Austin

MLS® #7222596

## \$750,000

2 Bedroom, 3.00 Bathroom, 1,100 sqft  
Residential on 0.14 Acres

Huston Sam Heights, Austin, TX

-- Expected completion Dec 22 --

UNIQUE opportunity in 78721. A QUIET and private Cul-de-sac, surrounded by large Oaks and green space, makes you forget you are just minutes from downtown. This fully custom modern design, with an open floor plan and vaulted ceilings, opens up to a large covered porch facing the surrounding natural greenbelt. Great for entertaining! The neighboring lot will offer a natural "build" easement to preserve the green space and protect the view and privacy of the outdoor spaces. Units #1 and #2 may be purchased together!

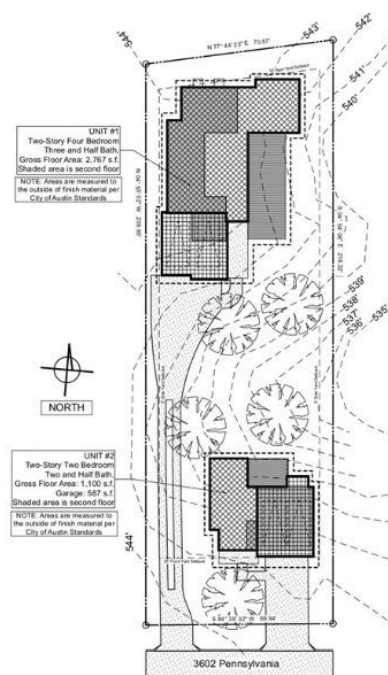
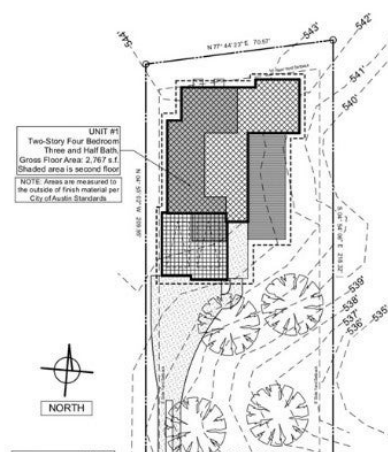
Studio Momentum - Architect

Dawn Hearn - Interior Design

Built in 2022

## Essential Information

MLS® #	7222596
Price	\$750,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,100
Acres	0.14
Year Built	2022



## 1 Site Plan

1" = 30'

3602 Pennsylvania Avenue

Type	Residential
Sub-Type	Single Family Residence
Status	Active

### **Community Information**

Address	3602 Pennsylvania Avenue 2
Area	5
Subdivision	Huston Sam Heights
City	Austin
County	Travis
State	TX
Zip Code	78721

### **Amenities**

Utilities	Electricity Available, Fiber Optic Available, Natural Gas Available
Features	None
Parking	Garage, Garage Door Opener
Garage Spaces	2
Garages	Garage Door Opener
View	Park/Greenbelt
Waterfront	None

### **Interior**

Interior	Concrete, Tile, Wood
Appliances	Built-In Electric Oven, Built-In Gas Range, Dishwasher, ENERGY STAR Qualified Appliances, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Water Heater, Gas Cooktop, Disposal, Microwave, Stainless Steel Appliance(s), Tankless Water Heater
Heating	Central
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Rain Gutters
Lot Description	City Lot, Interior Lot, Level
Roof	Metal
Construction	HardiPlank Type, Spray Foam Insulation, Cedar
Foundation	Slab

### **School Information**

District	Austin ISD
Elementary	Sims
Middle	Garcia
High	Akins

### **Additional Information**

Date Listed	November 4th, 2022
Days on Market	35

### **Listing Details**

Listing Office	Spyglass Realty
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