

# \$850,000 - 48 East Avenue 2309, Austin

MLS® #1158884

## \$850,000

2 Bedroom, 2.0 Bathroom, 982 sqft  
Townhouse/Condo on 0 Acres

The Natiivo, Austin, TX

Amazing price improvement on an Investor's dream opportunity at The Natiivo, a condominium hotel in downtown Austin! One of a kind in The Natiivo: where short term rentals allowed! Turnkey and ready to go! Located in the heart of the Rainey Street area, this attractively furnished 2 bedroom/2 bath condo on the shores of Lady Bird Lake has an outstanding rental history. Open living, dining, and kitchen area separate 2 spacious bedrooms with beautiful baths. All furnishings and art convey and ready to go. Fitness center with Peloton bikes. Dog park. Minutes from the hike and bike trail and the ATX downtown scene. This property had a net revenue for 2023 of \$55K! All the amenities of a hotel plus valet parking, rooftop pool, and 24 hour security. Rental history and projections available

Built in 2021

## Essential Information

MLS® #	1158884
Price	\$850,000
Bedrooms	2
Bathrooms	2.0
Square Footage	982
Acres	0.00
Year Built	2021
Type	Townhouse/Condo



Sub-Type	Condominium
Status	Active
Days on Market	356

### **Water Feature/View**

View	Lake
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### **Community Information**

Address	48 East Avenue 2309
Area	DT
Subdivision	The Natiivo
City	Austin
County	Travis
State	TX
Zip Code	78701

### **Amenities**

Utilities	Cable Available, Electricity Connected, High Speed Internet Available, Sewer Connected, Water Connected
Features	Bar/Lounge, Common Grounds/Area, Dog Park, Fitness Center, Internet Access, Pool, Trails/Paths
Parking	Concrete, Covered, Gated, Off Street, Secured, Unassigned, Valet
# of Garages	2

### **Interior**

Interior	Tile, Wood
Appliances	Built-In Refrigerator, Convection Oven, Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range Hood, Refrigerator, Washer
Heating	Central
# of Stories	1
Stories	One

### **Exterior**

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

### **School Information**

District	Austin ISD
Elementary	Mathews
Middle	O Henry
High	Austin

### **Additional Information**

Date Listed	May 1st, 2023
HOA Fees	1082
HOA Fees Freq.	Monthly

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