

\$749,000 - 1601 E Cesar Chavez St 104, Austin

MLS® #2447041

\$749,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.02 Acres

Waterstreet Lofts, Austin, TX

Discover the perfect blend of modern urban living and commercial opportunity in this unique mixed-use development. Live and work seamlessly in Unit 104, a standout storefront space boasting unbeatable visibility at the bustling corner of Cesar Chavez and Comal Street.

This versatile two-story unit features 1.5 bathrooms, expansive floor-to-ceiling windows that flood the space with natural light, and a full kitchen on the first floor – ideal for both business and lifestyle needs. Upstairs, enjoy soaring 15-foot ceilings and an open loft layout, perfectly adaptable for your workspace, creative studio, or private living quarters.

Designed for convenience and style, Unit 104 offers a private residential entrance with elevator access from the secure parking garage, sleek stained concrete floors, spacious walk-in closets, plus exclusive access to a beautiful common terrace and a private dog park.

Situated in the lively heart of East Austin, Waterstreet Lofts places you just minutes from downtown Austin, the vibrant 4th Street restaurant scene, and scenic Lady Bird Lake. Immerse yourself in a neighborhood alive with art galleries, trendy coffee shops, and an eclectic mix of dining and entertainment options. Don't miss this rare chance to own a live/work loft in one of Austin's most



dynamic neighborhoods. Use of two assigned parking spaces included with unit sale. **0.5% Rate Cut + 1% Towards Closing Costs - See Listing Agent for Details!**

Built in 2007

Essential Information

MLS® #	2447041
Price	\$749,000
Bathrooms	0.00
Acres	0.02
Year Built	2007
Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address	1601 E Cesar Chavez St 104
Area	5
Subdivision	Waterstreet Lofts
City	Austin
County	Travis
State	TX
Zip Code	78702

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking	Garage, Assigned, Electric Gate

Interior

Interior	Concrete
Heating	Central

Exterior

Construction	Brick
--------------	-------

Additional Information

Date Listed	May 29th, 2025
-------------	----------------

Days on Website 138

Days on Market 119

Property Listed by: AustinRealEstate.com The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Based on information from the Austin Board of REALTORS® (alternatively, from ACTRIS) from October 14th, 2025 at 9:31am CDT. Neither the Board nor ACTRIS guarantees or is in any way responsible for its accuracy. The Austin Board of REALTORS®, ACTRIS and their affiliates provide the MLS and all content therein "AS IS" and without any warranty, express or implied. Data maintained by the Board or ACTRIS may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.