# \$2,552,180 - 9004 Thaxton Rd, Austin

MLS® #3229306

## \$2,552,180

0 Bedroom, 0.00 Bathroom, Commercial on 8.37 Acres

Thaxton Road, Austin, TX

This ±8-acre tract in South Austin, right across from Easton Park, is a great opportunity for multi-family, single-family, or industrial development. With a prime location just minutes from downtown Austin, the Tesla Gigafactory, and Austin-Bergstrom International Airport, it's in the heart of a fast-growing area.

The property has about 250 feet of frontage on Thaxton Road and sits completely outside the FEMA 100-year floodplain. Utilities are readily available, including water from Creedmoor-Maha WSC, electricity from Austin Energy, and nearby City of Austin wastewater lines (8― and 18―), though the current improvements are served by an on-site sewage facility (OSSF).

Since it's in the Austin ETJ, the property is unzoned, giving you plenty of flexibility for development. Whether you're looking at residential or industrial possibilities, this site is full of potential!

Built in 1955

## **Essential Information**

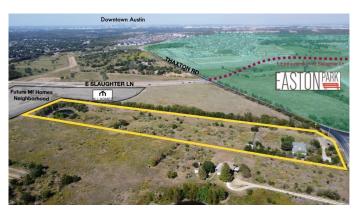
MLS® # 3229306

Price \$2,552,180

Bathrooms 0.00 Acres 8.37







Year Built 1955

Type Commercial

Sub-Type Industrial

Status Active

#### Water Feature/View

View Meadow, Panoramic

## **Community Information**

Address 9004 Thaxton Rd

Area SC

Subdivision Thaxton Road

City Austin
County Travis
State TX

Zip Code 78747

### **Amenities**

Utilities Electricity Connected, Phone Connected, Propane

Parking None

Interior

Interior Tile, Wood
Heating Heat Pump

#### **Exterior**

Construction Frame

Foundation Pillar/Post/Pier

#### Additional Information

Date Listed October 3rd, 2024

Days on Website 358

Days on Market 369

Zoning None. Austin 2-mile ETJ

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