

\$1,675,000 - 70 Rainey St 2106, Austin

MLS® #3436054

\$1,675,000

3 Bedroom, 3.00 Bathroom, 1,743 sqft

Residential on 0.00 Acres

70 Rainey Residences Condominiums, Austin, TX

Experience the best of Downtown Austin Living!

Enjoy effortless access to downtown Austin from this luxurious lock-and-leave condominium in the heart of the vibrant Rainey Street District. This beautifully upgraded residence features enhanced lighting, a modernized primary bathroom, custom closets, an updated laundry room (washer & dryer stay with sell), and a state-of-the-art smart home/media system. (Projector & speakers stay with sale)

Step outside and find yourself just a short walk from Austin's best bars, restaurants, and the scenic Butler Hike & Bike Trail. Take in breathtaking views of Lady Bird Lake and Congress Bridge, with the added bonus of fireworks on select holidays and nightly bat flights during warmer months—all from your private balcony.

World-Class Amenities:

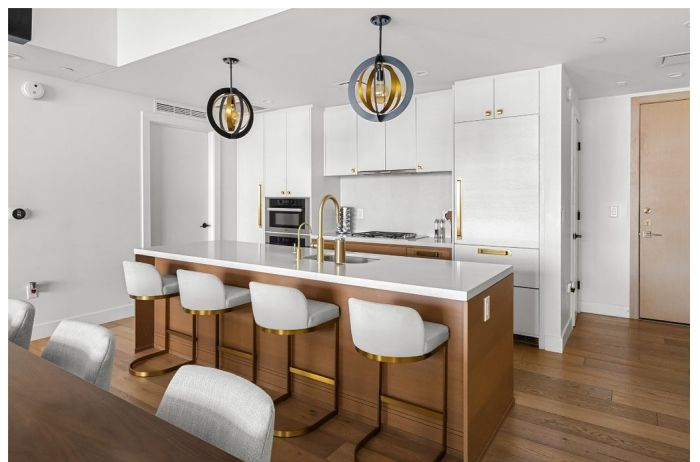
- Well-equipped fitness center with men's and women's locker rooms, showers, dry sauna, and secure lockers

- Cold plunge and yoga deck for ultimate relaxation

- 11th-floor entertainment lounge featuring a theater room, reading nook, and a large dining/conference area with a catering kitchen

- Expansive outdoor amenities, including grills, TVs, multiple seating areas, fire pits, and a dog relief area

- Resort-style pool and hot tub with a



dedicated pool restroom

• Billiards table for added entertainment

Don't miss this incredible opportunity to live in one of Austin's most sought-after locations!

Parking & storage unit close to elevator.

****INFORMATION CONTAINED HEREIN IS
DEEMED RELIABLE BUT NOT
GUARANTEED! BUYER AND BUYER'S
AGENT ARE ADVISED TO INDEPENDENTLY
VERIFY ALL INFORMATION CONTAINED
HERE AND ALL INFORMATION AND
DOCUMENTATION PROVIDED. ROOM
SIZES ARE APPROXIMATE ON FLOOR
PLAN**

Built in 2018

Essential Information

MLS® #	3436054
Price	\$1,675,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,743
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Condominium
Status	Active
Has Pool	Yes

Water Feature/View

View Bridges, City Lights, City, Lake, Water, Lady Bird Lake

Community Information

Address	70 Rainey St 2106
Area	DT

Subdivision	70 Rainey Residences Condominiums
City	Austin
County	Travis
State	TX
Zip Code	78701

Amenities

Amenities	Concierge
Utilities	Cable Available, Electricity Connected, Natural Gas Connected, High Speed Internet Available, Sewer Connected, Water Connected
Features	Barbecue, Bicycle Storage, Concierge, Dog Park, Fitness Center, Kitchen Facilities, Maintenance On-Site, Pet Amenities, Pool, Planned Social Activities, Sauna, Street Lights, Sidewalks, Trails/Paths, Curbs, Media Room, Package Service, Property Manager On-Site
Parking	Assigned, Concrete, Electric Gate, Guest, Gated, Lighted, Storage, Common
# of Garages	2

Interior

Interior	Tile, Wood
Appliances	Built-In Electric Oven, Built-In Gas Range, Built-In Oven, Built-In Refrigerator, Convection Oven, Dryer, Dishwasher, Exhaust Fan, Electric Oven, Gas Cooktop, Disposal, Microwave, Oven, Refrigerator, Self Cleaning Oven, Washer, Bar Fridge, Built-In Freezer
Heating	Central
# of Stories	1
Stories	One

Exterior

Exterior Features	Balcony, Gas Grill, Outdoor Grill
Lot Description	See Remarks
Roof	See Remarks
Construction	Glass, Concrete
Foundation	See Remarks

School Information

District	Austin ISD
Elementary	Mathews
Middle	O Henry
High	Austin

Additional Information

Date Listed	May 26th, 2025
Days on Website	146
Days on Market	74
HOA Fees	1861
HOA Fees Freq.	Monthly

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