# \$774,500 - 3430 Willowrun Dr, Austin

MLS® #3663804

# \$774,500

0 Bedroom, 0.00 Bathroom, 3,244 sqft Residential Income on 0.19 Acres

Willow Spgs Sec 01, Austin, TX

Exceptional, fully-leased, turnkey Fourplex Investment in Prime Austin Location. Seize the opportunity to own a fully remodeled fourplex on a generous 0.19-acre lot, perfectly positioned in one of Austin's most sought-after zipcodes. This property features two spacious 2-bedroom, 1-bath units (approx. 900 sq. ft. each) and two stylish 1-bedroom, 1-bath units (approx. 700 sq. ft. each). Unlike many of the other fourplexes on this street, this property is single-story and offers parking at the front of the building with direct access to each unit's front door (no steps). Originally built in 1969, the building has been thoughtfully upgraded with contemporary finishes throughout, including polished concrete flooring, designer light fixtures, stainless steel appliances, and modern cabinetry. Nestled on a quiet street in the vibrant heart of Austin's student districtâ€"just steps from St. Edward's Universityâ€"this property is perfectly situated for both students and young professionals. Enjoy easy access to I-35, South Congress, and South Lamar, with downtown Austin only 3 miles away. Tenants will love being within walking distance to local favorites like Cosmic Coffee & Beer, Nomadic Beerworks, Plaza Colombian Coffee, Poke Poke, '04 Lounge, and a variety of gyms and fast-casual dining options. Whether you're looking to house hack (current finance available with 5% down and interest rates of approx. 6.5% for owner-occupiers) or to expand your multifamily







investment portfolio, this property offers outstanding potential for strong cash flow and long-term appreciation. Photos are representative of floorplan, finish and quality.

### Built in 1969

### **Essential Information**

MLS® # 3663804 Price \$774,500

Bathrooms 0.00
Square Footage 3,244
Acres 0.19
Year Built 1969

Type Residential Income

Sub-Type Quadruplex

Status Active

## Water Feature/View

View None

# **Community Information**

Address 3430 Willowrun Dr

Area 6

Subdivision Willow Spgs Sec 01

City Austin
County Travis
State TX
Zip Code 78704

# **Amenities**

Utilities Electricity Available Features Laundry Facilities

Parking Off Street, Common, Kitchen Level, Unassigned

Interior

Interior Concrete

Appliances Dishwasher, Disposal, Oven, Range, Refrigerator, Electric Cooktop

Heating Central

Fireplaces None

# of Stories 1

Stories One

#### **Exterior**

Exterior Features Uncovered Courtyard

Lot Description Interior Lot, Landscaped, Level, Trees Medium Size, Near Public Transit

Roof Composition

Construction HardiPlank Type, Brick

Foundation Slab

### **School Information**

District Austin ISD
Elementary Galindo
Middle Lively
High Travis

## **Additional Information**

Date Listed July 8th, 2025

Days on Website 118

Days on Market 111

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