

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

MLS® #3768668

**\$2,552,180**

0 Bedroom, 0.00 Bathroom,  
Land / Farm 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!



## Essential Information

MLS® #	3768668
Price	\$2,552,180
Bathrooms	0.00
Acres	8.37
Type	Land / Farm

Sub-Type	Unimproved Land
Status	Active

### **Water Feature/View**

View	Panoramic
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### **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, Water Connected
Features	None

### **Exterior**

Lot Description	See Remarks
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### **School Information**

District	Del Valle ISD
Elementary	Creedmor
Middle	Ojeda
High	Del Valle

### **Additional Information**

Date Listed	October 14th, 2024
Days on Website	354
Days on Market	358
Zoning	None. Austin 2-mile ETJ

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