

\$599,000 - 2621 W 45th St, Austin

MLS® #3801251

\$599,000

2 Bedroom, 1.00 Bathroom, 1,246 sqft

Residential on 0.16 Acres

Shoal Village Sec 03, Austin, TX

AMAZING PRICE IMPROVEMENT!!!
SELLER OFFERING UP TO \$10,000
BUYER'S CREDIT! Peaceful and cozy on the inside with a magical backyard garden, this fabulous home is located adjacent to the Grove behind its signature park with amenities such as Carve, Verdad, and Ling Wu just steps away, not to mention spas, salons and boutiques nearby. Central Market, Tiny Boxwood, 34th Street Cafe, Fonda San Miguel, and Postinos Bryker Woods are just a few incredible dining options adjacent. Truly convenient to the heart of everything Austin, this cozy gem features a newly remodeled bathroom, new roof, low maintenance front yard and beautifully landscaped backyard, as well as an Autel EV charging station.

Built in 1953

Essential Information

MLS® #	3801251
Price	\$599,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,246
Acres	0.16
Year Built	1953
Type	Residential
Sub-Type	Single Family Residence



Status	Active
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Water Feature/View

View	None
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Community Information

Address	2621 W 45th St
Area	4
Subdivision	Shoal Village Sec 03
City	Austin
County	Travis
State	TX
Zip Code	78731

Amenities

Utilities	Electricity Available, Natural Gas Available, Phone Available
Features	None
Parking	Assigned, Off Street

Interior

Interior	Tile, Wood
Appliances	Dishwasher, Disposal, Free-Standing Range, Wine Refrigerator
Heating	Central, Natural Gas
# of Fireplaces	1
Fireplaces	Wood Burning
# of Stories	1
Stories	One

Exterior

Exterior Features	None
Lot Description	Trees Large Size
Roof	Composition
Construction	Masonry, Vertical Siding
Foundation	Slab

School Information

District	Austin ISD
Elementary	Highland Park
Middle	Lamar (Austin ISD)

High

McCallum

Additional Information

Date Listed May 8th, 2025

Days on Website 159

Days on Market 143

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