

# \$4,990,000 - 4000 Clawson Rd, Austin

MLS® #3837899

**\$4,990,000**

0 Bedroom, 0.00 Bathroom,  
Land / Farm on 1.07 Acres

Low Theodore Heights, Austin, TX

Shovel-ready plans for a 19-unit townhome development on 1 Acre in 78704. Plans and specifications are ready for bid, all building and site development permits are approved. 1.07 acres in 78704 currently designed as a luxury townhome by local award-winning architects, Davey McEathron Architecture in one of the more desirable, lush neighborhoods of Central Austin. This townhome community consists of 19 3-story townhomes across 4 buildings. There are 4 unique floor plans. All units are 3-bedroom floor plans with a fenced in backyard space. Each unit has a tandem garage and the community has multiple guest parking spaces. No gas to the site, all appliances will be electric. The condo regime has been declared and recorded.

## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | 3837899         |
| Price     | \$4,990,000     |
| Bathrooms | 0.00            |
| Acres     | 1.07            |
| Type      | Land / Farm     |
| Sub-Type  | Unimproved Land |
| Status    | Active          |

## Water Feature/View

|      |      |
|------|------|
| View | None |
|------|------|

## Community Information



|             |                      |
|-------------|----------------------|
| Address     | 4000 Clawson Rd      |
| Area        | 6                    |
| Subdivision | Low Theodore Heights |
| City        | Austin               |
| County      | Travis               |
| State       | TX                   |
| Zip Code    | 78704                |

### **Amenities**

|           |                                                                                |
|-----------|--------------------------------------------------------------------------------|
| Utilities | Electricity Available, Natural Gas Available, Sewer Available, Water Available |
| Features  | None                                                                           |

### **Exterior**

|                 |             |
|-----------------|-------------|
| Lot Description | See Remarks |
|-----------------|-------------|

### **School Information**

|            |            |
|------------|------------|
| District   | Austin ISD |
| Elementary | Joslin     |
| Middle     | Covington  |
| High       | Crockett   |

### **Additional Information**

|                 |                     |
|-----------------|---------------------|
| Date Listed     | November 15th, 2024 |
| Days on Website | 334                 |
| Days on Market  | 167                 |

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