

\$545,000 - 2713 Sweeney Ln, Austin

MLS® #4481986

\$545,000

3 Bedroom, 1.00 Bathroom, 1,312 sqft
Residential on 0.34 Acres

Royal Oak Estates Sec 05, Austin, TX

Open concept home, with a couple of smaller side rooms. Perfect as a live/work space while expanding the existing home or while planning a new, larger development. This is the ideal property for your investor/developer clients! .337 acres with 120+ linear feet of frontage & zoned SF-3 this home site is a perfect redevelopment opportunity. City of Austin’s HOME Initiative-approved code changes, the property supports “small lot single-family residential use,” allowing for development on lots as small as 1,800 sq ft” perfect for maximizing the potential of this site. Subdivide into two lots or explore innovative configurations to align with this forward-thinking initiative. The lot immediately across the street was purchased by the City of Austin Parks Department in May of 2024. ** BUYER TO VERIFY ALL INFORMATION **

Built in 2005

Essential Information

MLS® #	4481986
Price	\$545,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,312
Acres	0.34
Year Built	2005



Type	Residential
Sub-Type	Single Family Residence
Status	Active

Water Feature/View

View	None
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Community Information

Address	2713 Sweeney Ln
Area	3
Subdivision	Royal Oak Estates Sec 05
City	Austin
County	Travis
State	TX
Zip Code	78723

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	None
Parking	Paver Block

Interior

Interior	Carpet, Laminate, Tile
Appliances	Dryer, Dishwasher, Exhaust Fan, Disposal, Gas Range, Gas Water Heater, Microwave, Refrigerator, Stainless Steel Appliance(s), Washer, Vented Exhaust Fan
Heating	Ductless
# of Stories	1
Stories	One

Exterior

Exterior Features	Exterior Steps, Private Yard
Lot Description	Trees Large Size, Trees Medium Size
Roof	Metal
Construction	HardiPlank Type
Foundation	Pillar/Post/Pier

School Information

District	Austin ISD
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Elementary	Blanton
Middle	Pearce Middle
High	Northeast Early College

Additional Information

Date Listed	May 21st, 2025
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Days on Website	146
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Days on Market	123
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