

# \$1,150,000 - 8616 Putnam Dr, Austin

MLS® #4784058

**\$1,150,000**

0 Bedroom, 0.00 Bathroom, 4,078 sqft  
Residential Income on 0.18 Acres

Wooten Terrace Sec 03, Austin, TX

WOW! \$6,675 mo.: Long-term Tenants, 12-17yrs. Rent paid via Zelle App. 1,010 sq. ft., 2-1.5. Walk up garden style apartments. Minutes from the Domain and the Arboretum. Locally owned and managed, since 2007. Beautifully maintained inside and out. 183-MoPac: 4 min. Arboretum: 7 min. Domain: 9 min. Apple campus: 16 min. Downtown ATX: 14 min. UT: 15 min. Tesla factory: 20 min. IMPROVEMENTS and REMODELS: OCT 2024: Each unit has its own Private fenced-in xeriscape courtyard, 6-foot galvanized steel panels on a welded steel frame with metal gates. Each unit has a lockable metal security screen door attached to the exterior door frame. All door locks are rekeyable Kwikset locks. A 6" cedar backyard privacy fence is accessible to all tenants, with a lawn and shade trees only accessible by Tenants. 2019: Seer 14 HVAC systems, rebuilt attached utility sheds that house new water heaters and new furnaces; new double-pane second story windows, reinsulated and replaced siding with concrete-Hardie-board siding; repaved parking lot; eight spots, two per unit, with additional on-street parking. ALL UNITS: Include refrigerator & gas oven-stovetop, have dishwasher hookups, 104 has dishwasher, unconditioned laundry room-hookup for washer & dryer. Unit 101 and 104 have a fireplace; they are closed off, but decorative. Ceramic tiled first floors and second floor landings and bathrooms; bedrooms have upgraded vinyl flooring-no carpeting, no pets,



motion-sensor courtyard lights. Some units have: patio doors or French doors accessing front courtyards. Located on a corner lot with trees and easily maintained. Rear of property line is shared with another fourplex; to the right, a church. EASY TO SHOW, 24 hours notice thru Showings APP. Three two properties are available separate or as a package: 8616 Putnum, MLS: 4784058 9007 Quail Valley, MLS: 6126992

Built in 1968

**Essential Information**

|                |                    |
|----------------|--------------------|
| MLS® #         | 4784058            |
| Price          | \$1,150,000        |
| Bathrooms      | 0.00               |
| Square Footage | 4,078              |
| Acres          | 0.18               |
| Year Built     | 1968               |
| Type           | Residential Income |
| Sub-Type       | Quadruplex         |
| Status         | Active             |

**Water Feature/View**

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

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 8616 Putnam Dr        |
| Area        | 2                     |
| Subdivision | Wooten Terrace Sec 03 |
| City        | Austin                |
| County      | Travis                |
| State       | TX                    |
| Zip Code    | 78757                 |

**Amenities**

|           |                                                                                      |
|-----------|--------------------------------------------------------------------------------------|
| Utilities | Electricity Available, Electricity Connected, Natural Gas Connected, Phone Available |
| Features  | Curbs, See Remarks                                                                   |

|         |             |
|---------|-------------|
| Parking | See Remarks |
|---------|-------------|

## Interior

|                 |                                                |
|-----------------|------------------------------------------------|
| Interior        | Linoleum, Tile                                 |
| Appliances      | Disposal, Gas Water Heater, Oven, Refrigerator |
| Heating         | Central                                        |
| # of Fireplaces | 2                                              |
| Fireplaces      | See Remarks                                    |
| # of Stories    | 2                                              |
| Stories         | Two                                            |

## Exterior

|                   |                                      |
|-------------------|--------------------------------------|
| Exterior Features | Rain Gutters                         |
| Lot Description   | Corner Lot, Level                    |
| Roof              | Composition, See Remarks, Shingle    |
| Construction      | Brick Veneer, Frame, HardiPlank Type |
| Foundation        | Slab                                 |

## School Information

|            |                       |
|------------|-----------------------|
| District   | Austin ISD            |
| Elementary | Wooten                |
| Middle     | Burnet (Austin ISD)   |
| High       | Navarro Early College |

## Additional Information

|                 |                     |
|-----------------|---------------------|
| Date Listed     | November 17th, 2024 |
| Days on Website | 333                 |
| Days on Market  | 319                 |

Property Listed by: ListingSparkThe information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Based on information from the Austin Board of REALTORS® (alternatively, from ACTRIS) from October 16th, 2025 at 10:16am CDT. Neither the Board nor ACTRIS guarantees or is in any way responsible for its accuracy. The Austin Board of REALTORS®, ACTRIS and their affiliates provide the MLS and all content therein "AS IS" and without any warranty, express or implied. Data maintained by the Board or ACTRIS may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.