

\$650,000 - 2206 W 49th St, Austin

MLS® #5738231

\$650,000

0 Bedroom, 0.00 Bathroom,
Land / Farm on 0.17 Acres

Rosedale, Austin, TX

Excellent development opportunity in the heart of Rosedale. Here's your chance to build in one of Austin's most desirable and walkable neighborhoods. This tree-shaded lot is nestled among multimillion-dollar homes and offers endless potential - perfect for a luxury single-family residence, a home with an ADU (additional dwelling unit), or a thoughtfully designed A/B unit.

Located just minutes from beloved neighborhood staples like Ramsey Park, Tacodeli, Pinthouse Pizza, Fonda San Miguel, Central Market, etc., this property places you in the heart of Rosedale's thriving local scene. Stroll-friendly streets and top-rated schools with easy access to the lively stretch of Burnet Road, known for its local flavor of dining, shops, and culture.

A rare opportunity to create something special in an established, highly desirable pocket of central Austin.

Essential Information

MLS® #	5738231
Price	\$650,000
Bathrooms	0.00
Acres	0.17
Type	Land / Farm
Sub-Type	Unimproved Land



Status Active

Water Feature/View

View None

Community Information

Address 2206 W 49th St
Area 4
Subdivision Rosedale
City Austin
County Travis
State TX
Zip Code 78756

Amenities

Utilities Electricity Available, Fiber Optic Available, Natural Gas Available
Features Park

Exterior

Lot Description Level, Moderate Trees, Trees Large Size

School Information

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

Additional Information

Date Listed May 24th, 2025
Days on Website 145
Days on Market 44

Property Listed by: Compass RE Texas, LLCThe 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 17th, 2025 at 7:01pm 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.