

\$1,975,000 - 3403 Cascadera Dr, Austin

MLS® #6259260

\$1,975,000

4 Bedroom, 2.00 Bathroom, 2,631 sqft

Residential on 0.35 Acres

Balcones Park Edgemont Sec 02, Austin, TX

**NEW PRICE + \$20K Seller Credit to Buy
Down Your Rate!**

Experience the rare blend of iconic design, modern luxury, and lush natural surroundings in the heart of Central Austin. This mid-century modern, originally custom-designed in 1963 by John Placek, has been meticulously restored while every major system has been thoughtfully updated — including new plumbing, electrical, mechanical, roof, windows, driveway - **EVERYTHING** has been updated for you!

Set on an expansive .34-acre lot surrounded by mature trees and greenery, this home offers privacy and a serene connection to nature while being just minutes from Downtown Austin, The University of Texas, Lake Austin, and Austin's most beloved parks and cultural destinations.

Inside, soaring ceilings and walls of picture windows invite the outdoors in, filling the open floor plan with natural light and framing stunning views of the treetops. Designer finishes balance elegance and comfort, from white oak engineered flooring and a hand-built stone fireplace to a custom quartz island with Smart Café Series and Bosch appliances, and marble-appointed baths.

With 4 bedrooms, 2 living areas, and multiple skylights, the home feels both spacious and



intimate. Outdoor living is just as captivating, with fresh landscaping, new sod, and multiple sitting areas designed to immerse you in the property’s natural beauty.

Additional highlights include:

Dedicated mudroom and laundry

Smart home upgrades (Nest thermostat, EV charger, smart doorbell, smart garage opener)

Casis Elementary, O. Henry Middle, Austin High School zoning

Nestled in the exclusive 12-home cul-de-sac of Balcones Park Edgemont

This is more than a home – it’s a lifestyle defined by architectural luxury, and the tranquility of nature at your doorstep.

Don't miss the Virtual Tour, with additional photos and video! Buyer to confirm all information, including school districts.

Built in 1963

Essential Information

MLS® #	6259260
Price	\$1,975,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,631
Acres	0.35
Year Built	1963
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Water Feature/View

View	TreesWoods
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Community Information

Address	3403 Cascadera Dr
Area	1B
Subdivision	Balcones Park Edgemont Sec 02
City	Austin
County	Travis
State	TX
Zip Code	78731

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	None
Parking	Attached, Door-Single, Driveway, Garage
# of Garages	2
Garages	Garage Door Opener

Interior

Interior	Tile, Wood
Appliances	Dishwasher, Exhaust Fan, Free-Standing Gas Range, Disposal, Gas Range, Gas Water Heater, Microwave, Tankless Water Heater, Built-In Refrigerator, Wine Cooler
Heating	Central, Fireplace(s)
# of Fireplaces	1
Fireplaces	Gas Starter, Living Room, Wood Burning
# of Stories	1
Stories	One

Exterior

Exterior Features	Rain Gutters, See Remarks
Lot Description	Many Trees, Sprinklers Automatic, Trees Large Size, Views
Roof	Composition, See Remarks
Construction	HardiPlank Type, Stone
Foundation	Slab

School Information

District	Austin ISD
Elementary	Casis

Middle	O Henry
High	Austin

Additional Information

Date Listed	June 4th, 2025
Days on Website	133
Days on Market	128

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