

\$799,000 - 1148 Northwestern Avenue, Austin

MLS® #2953929

\$799,000

3 Bedroom, 2.00 Bathroom, 957 sqft

Residential on 0.08 Acres

Jones M L, Austin, TX

Historic Home with Exceptionally Low Taxes +
Income Potential!

The Sallie Johnson House is a designated historic landmark in Central East Austin, offering significant tax savings and timeless character. Taxes are approx \$3,300, saving around \$10k/year.

Well-maintained by the owner, the main home is vacant and move-in ready. The detached ADU is leased month-to-month, creating an ideal setup for either an owner-occupant or investor. The renovation was featured on Apartment Therapy, and additional information on Sallie Johnson is available at the Austin History Center.

Located at Northwestern & Rosewood Ave, this 1925 bungalow sits just steps from Austin favorites like Samâ€™s BBQ, Whislerâ€™s, Rockstar Bagels, Eastside Pies, Hillside Pharmacy, Quickie Pickie, Rosewood Park and Pool, and Boggy Creek Trails.

The 957 sqft main home was tastefully remodeled in 2017 with a â€œScandinavian farmhouse meets mid-century modernâ€• aesthetic. The wall between the living and dining areas was removed to create a more open layout, complemented by recessed lighting throughout. The original pine shiplap was repurposed into shelving, and the hardwood floors were preserved.



The private, light-filled primary bedroom sits at the rear of the home. The primary bathroom offers a double vanity and an oversized walk-in shower. The second bedroom includes two closets and a sliding door, while the third bedroom was previously used as an office.

The 297 sqft ADU, added in 2017, includes an 88 sqft loft (fits a full or queen bed), a full kitchenette with gas range, and a walk-in shower. Both structures feature low-maintenance astro turf and perimeter fencing. The ADU has its own yard, private Rosewood access, and a small picket fence separating it from the main home.

Shared meters. Previous survey, renovation selections, and floor plan available.
Appointments required. Buyer/agent to verify all information.

Built in 1925

Essential Information

MLS® #	2953929
Price	\$799,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	957
Acres	0.08
Year Built	1925
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	1148 Northwestern Avenue
Area	5

Subdivision	Jones M L
City	Austin
County	Travis
State	TX
Zip Code	78702

Amenities

Utilities	Above Ground Utilities, Cable Available, Electricity Connected, Natural Gas Connected, High Speed Internet Available, Sewer Connected, Water Connected
Features	Curbs, Sidewalks, Trails/Paths
Parking	Open, See Remarks, Unassigned
View	Neighborhood
Waterfront	None

Interior

Interior	See Remarks, Wood
Appliances	Dryer, Washer/Dryer Stacked, Dishwasher, Gas Cooktop, Disposal, Refrigerator, Washer
Heating	Natural Gas, See Remarks, Space Heater
Fireplaces	None
# of Stories	1
Stories	One

Exterior

Exterior Features	Private Entrance, Private Yard, See Remarks
Lot Description	Back Yard, Corner Lot, Front Yard, Level, Moderate Trees, Private, Xeriscape
Roof	Composition
Construction	Wood Siding
Foundation	Pillar/Post/Pier, See Remarks

School Information

District	Austin ISD
Elementary	Blackshear
Middle	Kealing
High	Eastside Early College

Additional Information

Date Listed	October 13th, 2025
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Listing Details

Listing Office

Teifke Real Estate

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