

# \$1,899,900 - 1603 Willow Street, Austin

MLS® #3422507

**\$1,899,900**

5 Bedroom, 5.00 Bathroom, 2,942 sqft

Residential on 0.13 Acres

1603 Willow Condos, Austin, TX

Welcome to this stunning custom home in the Holly District. Experience premium location with close proximity to downtown and convenient access to Ladybird Lake, the Hike & Bike Trail, and nearby restaurants/establishments. This meticulously designed space includes 5 bedrooms, 4 1/2 bathrooms, and a view of downtown from the top level. The flex space on the main level could also be used as an additional bedroom with an ensuite bathroom. Prepare meals in the gourmet kitchen complete with a farmhouse sink, XL Wolf Range with custom vent hood and pot filler, Bosch dishwasher, and Sub-Zero Fridge. Beautiful custom cabinetry not only in the kitchen but throughout the home. The huge center island also features a dual-temperature wine/beverage fridge. Don't miss the incredible woodwork in the living/dining ceiling when entering the home. Entertain in the covered outdoor space next to the fireplace while grilling your best BBQ in the outdoor kitchen equipped with a Kamadojoe, gas grill and sink. Retire to the primary suite on the 2nd floor outfitted with 2 walk-in closets and a bathroom featuring a walk-in shower, soaking tub, and dual vanities. Enjoy morning coffee on the large balcony that extends off the 2nd level. The 4 secondary bedrooms located on the upper floors share a full bathroom on each floor. The entire property is fully fenced for privacy and includes a motorized gate in front. The detached extended garage connects to the home by a



covered breezeway and is wired for an EV charger. The hand-scraped wood floors are European White Oak. House is pre-wired for security system. New LG ThinQ washer and dryer included.

Built in 2023

**Essential Information**

MLS® #	3422507
Price	\$1,899,900
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,942
Acres	0.13
Year Built	2023
Type	Residential
Sub-Type	Single Family Residence
Status	Active

**Community Information**

Address	1603 Willow Street
Area	5
Subdivision	1603 Willow Condos
City	Austin
County	Travis
State	TX
Zip Code	78702

**Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Water Connected
Features	None
Parking	Attached, Door-Single, Driveway, Garage Faces Front, Garage, Garage Door Opener, Kitchen Level, Electric Gate
Garage Spaces	1
Garages	Garage Door Opener
View	City

Waterfront	None
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## Interior

Interior	Carpet, Tile, Wood
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Appliances	Dryer, Dishwasher, Free-Standing Gas Range, Free-Standing Refrigerator, Disposal, Gas Range, Gas Water Heater, Microwave, Plumbed For Ice Maker, Range Hood, Stainless Steel Appliance(s), Washer, Wine Refrigerator
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Heating	Central
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Fireplace	Yes
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# of Fireplaces	1
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Fireplaces	Family Room, Gas
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Stories	Three Or More
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## Exterior

Exterior Features	Balcony, Exterior Steps, Gas Grill, Lighting, Outdoor Grill, Private Yard, Rain Gutters
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Lot Description	Interior Lot, Landscaped, Level, Sprinklers Automatic, Sprinklers In Ground
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Roof	Composition
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Construction	HardiPlank Type
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Foundation	Slab
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## School Information

District	Austin ISD
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Elementary	Metz
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Middle	Martin
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High	Eastside Early College
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## Additional Information

Date Listed	April 14th, 2025
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Days on Market	184
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## Listing Details

Listing Office	Kuper Sotheby's Int'l Realty
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