

# \$2,400,000 - 4506 Chiappero Trail, Austin

MLS® #4467317

**\$2,400,000**

5 Bedroom, 5.00 Bathroom, 3,052 sqft  
Residential on 0.19 Acres

Shoal Village Sec 02, Austin, TX

Everyone wants a good neighbor.

In respect to those that came before us, the Comanches who used Shoal Creek as a trail to Herb Crume's mid-century masterpiece on La Ronde, this project is about nestling two new homes within a ranch-scaled neighborhood.

Directly across the street, Herb Crume designed several houses in the early 1950's. Each house is nestled around native Live Oak and Pecan trees, with low-slung roofs, brick walls with wood overhangs.

Herb's personal house is one of the few remaining mid-century masterpieces in Austin. It's cantilevered horizontal roofs, large expanses of glass and flowing indoor-outdoor spaces offered a vision of engaging the Central Texas landscape that few have been able to achieve.

The homes located at 4504 and 4506 Chiappero Trail are offered as an extension to Herb's designs.

New homes built for modern people, with modern spaces.

With deep connections to the landscape, with overhangs to shade glass and spaces to entertain or hide things.

A bridge. Between then and now.



-Scott Magic, Magic Architecture  
Architecture by Magic Architecture  
Construction, project management and interior  
finishes by Cary Paul Studios.

Built in 2025

**Essential Information**

MLS® #	4467317
Price	\$2,400,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,052
Acres	0.19
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Status	Active

**Community Information**

Address	4506 Chiappero Trail
Area	4
Subdivision	Shoal Village 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	Driveway, Garage, Garage Faces Side
Garage Spaces	1
View	Neighborhood, Trees/Woods
Waterfront	None

**Interior**

Interior	Tile, Wood, Concrete, Terrazzo
Appliances	Built-In Refrigerator, Dishwasher, Exhaust Fan, Disposal, Microwave, Refrigerator, Stainless Steel Appliance(s), Tankless Water Heater, Vented Exhaust Fan, Built-In Electric Oven, Cooktop, Gas Cooktop, Ice Maker, Oven
Heating	Central, Fireplace(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Gas Log, Living Room, Masonry
# of Stories	2
Stories	Two

## Exterior

Exterior Features	Balcony, Private Yard, Rain Gutters, Exterior Steps
Lot Description	Front Yard, Landscaped, Level, Sprinklers Automatic, Garden, Sprinklers In Front, Sprinklers In Ground, Sprinklers In Rear
Roof	Membrane
Construction	HardiPlank Type, Stucco, Brick, Spray Foam Insulation
Foundation	Slab

## School Information

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

## Additional Information

Date Listed	June 20th, 2025
Days on Market	100

## Listing Details

Listing Office	All City Real Estate Ltd. Co
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