

# \$624,999 - 12001 Bittern Hollow, Austin

MLS® #5555753

**\$624,999**

4 Bedroom, 2.00 Bathroom, 2,188 sqft

Residential on 0.19 Acres

Gracywoods Sec 08, Austin, TX

Welcome to 12001 Bittern Holw, a charming one-story home located in the desirable Gracywoods neighborhood of North Austin. This spacious 4-bedroom, 2-bath residence offers 2,188 square feet of living space and sits on a generously sized lot with mature trees and thoughtful landscaping.

Step inside to find a light-filled layout with two inviting living areas, a dedicated dining space, and a cozy fireplace that anchors the main living room. The kitchen features ample cabinetry, a breakfast nook, and easy access to the backyard—ideal for casual dining or entertaining.

The primary suite offers a private retreat with a spacious ensuite bath, dual vanities, and walk-in closet. Two secondary bedrooms share a full bath, and a flexible floorplan allows room for a home office or guest space. A very large flex space can serve as a 4th bedroom, mother-in-law suite, huge office, living area, or playroom—the possibilities are endless. Additionally there is a built in designated desk area to work from home.

Outdoors, enjoy the privacy of no side or back neighbors when you are in the in-heated-ground pool—perfect for Austin summers—as well as a patio area for grilling and relaxing. There have been many upgrades to this home such as brand new flooring, paint, and the entire home's existing supply valves



were replaced with PEX (receipts attached).

The lot next door is .20 acres and is listed separately for \$200K (MLS #1720773).

Tucked away in a quiet pocket of the city, this home offers easy access to The Domain, Q2 Stadium, Walnut Creek Park, and major highways like 183, MoPac, and I-35.

Whether you're looking for space to grow, a pool to cool off, or proximity to North Austin's hottest spots, this home has it all.

Buyers agent to verify all information for their client.

Built in 1984

**Essential Information**

MLS® #	5555753
Price	\$624,999
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,188
Acres	0.19
Year Built	1984
Type	Residential
Sub-Type	Single Family Residence
Status	Active

**Community Information**

Address	12001 Bittern Hollow
Area	2N
Subdivision	Gracywoods Sec 08
City	Austin
County	Travis
State	TX
Zip Code	78758

## Amenities

Utilities	Cable Available, Cable Connected, Electricity Connected, Natural Gas Connected, High Speed Internet Available, Other, Phone Connected
Features	Trails/Paths
Parking	Additional Parking, RV Access/Parking, Storage
View	Park/Greenbelt, Trees/Woods
Waterfront	Seasonal
Has Pool	Yes

## Interior

Interior	Tile
Appliances	Dishwasher, Disposal, Gas Range, Gas Water Heater, Microwave, Stainless Steel Appliance(s)
Heating	Central, Natural Gas
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, See Remarks
# of Stories	1
Stories	One

## Exterior

Exterior Features	Barbecue, Private Yard, See Remarks
Lot Description	Back Yard, Backs to Greenbelt/Park, Landscaped, Private, See Remarks, Trees Large Size
Roof	Composition, Shingle
Construction	HardiPlank Type, Stone
Foundation	Slab

## School Information

District	Austin ISD
Elementary	Pillow
Middle	Burnet (Austin ISD)
High	Anderson

## Additional Information

Date Listed	May 9th, 2025
Days on Market	159

## Listing Details

Listing Office	Compass RE Texas, LLC
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