

\$849,000 - 2009 Payne Avenue 2, Austin

MLS® #6439882

\$849,000

3 Bedroom, 3.00 Bathroom, 1,557 sqft

Residential on 0.16 Acres

Bellaire, Austin, TX

Welcome to the Payne Residence. Tucked quietly at the back of this boutique Brentwood development, this 3-bedroom, 2.5-bathroom home with 1,557 square feet is thoughtfully designed to live larger than its size, blending modern elegance with everyday comfort. Sunlight pours through expansive windows, illuminating open living spaces that flow seamlessly from the kitchen to the dining and living areas—perfect for both casual evenings and lively gatherings. A rare private yard extends your lifestyle outdoors, offering space for morning coffee, summer dinners, gardening, or play under the Texas sky. Upstairs, the primary suite serves as a calming retreat with spa-inspired finishes, while two versatile bedrooms adapt to guests, a home office, or creative pursuits. Situated on one of Brentwood’s most walkable and beloved streets, you’re just steps from neighborhood favorites like Little Deli, Bird Bird Biscuit, and Brentwood Park, where community and convenience come together. With completion anticipated December 2025, Unit #2 at the Payne Residence is more than a home—it’s an invitation to live with ease, style, and connection in the heart of Central Austin.

Built in 2025

Essential Information

MLS® # 6439882



Price	\$849,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,557
Acres	0.16
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	2009 Payne Avenue 2
Area	2
Subdivision	Bellaire
City	Austin
County	Travis
State	TX
Zip Code	78757

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	See Remarks
Parking	Attached Carport, Attached, Carport, Driveway
View	Neighborhood
Waterfront	See Remarks

Interior

Interior	Tile, Wood
Appliances	Stainless Steel Appliance(s)
Heating	Central
# of Stories	2
Stories	Two

Exterior

Exterior Features	See Remarks
Lot Description	Back Yard, Landscaped, Level, Native Plants

Roof	Shingle
Construction	HardiPlank Type
Foundation	Slab

School Information

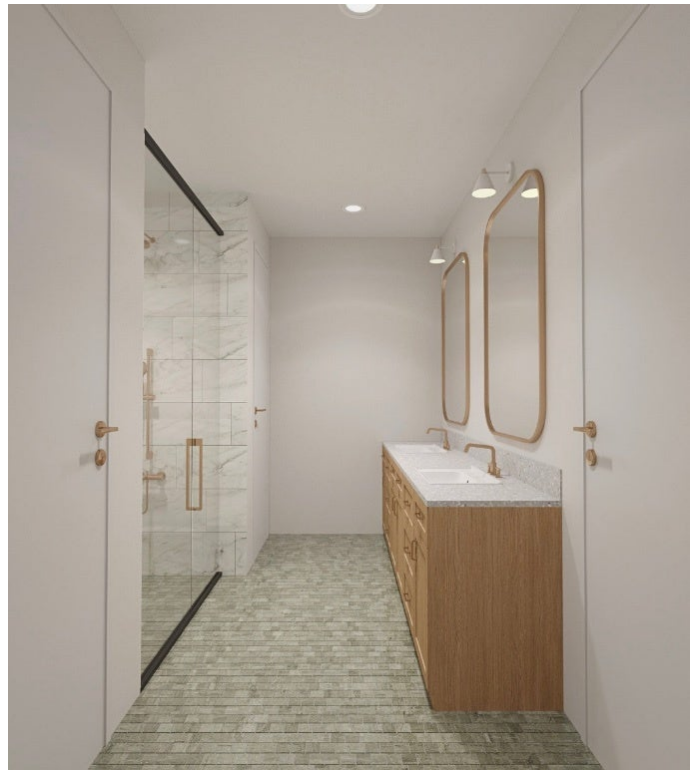
District	Austin ISD
Elementary	Brentwood
Middle	Lamar (Austin ISD)
High	McCallum

Additional Information

Date Listed	September 12th, 2025
Days on Market	32

Listing Details

Listing Office	Compass RE Texas, LLC
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