

# \$900,000 - 44 East Avenue 2307, Austin

MLS® #6550638

**\$900,000**

2 Bedroom, 2.00 Bathroom, 1,221 sqft  
Residential on 0.00 Acres

44 East Ave Condos, Austin, TX

Experience luxury living at this 2BR/2BA condo in one of downtown Austin's most coveted high-rises. This stunning corner unit offers views of East Austin as well as striking views of the city skyline and Lady Bird Lake. Floor to ceiling windows flood the space with natural light at all times of the day!

Upgrades to this specific unit include:

- Highly sought-after dramatic finish-out, striking black cabinetry and countertops
- 180 degree views from the balcony
- Washer/Dryer to convey with sale
- SOFI motorized shades
- Pre-wired surround sound
- Two side by side parking spaces
- EV parking capability available (please inquire!)
- Storage unit available (please inquire!)
- Dimmable light fixtures & ceiling fans
- Resort style building amenities include cenote pool, fitness center, yoga studio, conference rooms, sky lounge, outdoor lounge with bbq and grill, great room with TV, caterers kitchen, family and game rooms, 2 guest suites, executive lounge, and more!
- Dog friendly building amenities include dog lounge and spa as well as an outdoor dog park

This is elevated, sophisticated city living—right in the heart of downtown Austin.

Built in 2022



## Essential Information

MLS® #	6550638
Price	\$900,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,221
Acres	0.00
Year Built	2022
Type	Residential
Sub-Type	Condominium
Status	Active

## Community Information

Address	44 East Avenue 2307
Area	DT
Subdivision	44 East Ave Condos
City	Austin
County	Travis
State	TX
Zip Code	78701

## Amenities

Utilities	Electricity Available, Natural Gas Available, Water Available, Cable Connected
Features	Business Center, Bar/Lounge, Clubhouse, Courtyard, Conference/Meeting Room, Dog Park, Fitness Center, Lake, Pet Amenities, Pool, Trails/Paths
Parking	Assigned, Garage, Guest
Garage Spaces	2
View	City, River
Is Waterfront	Yes
Waterfront	Waterfront
Has Pool	Yes

## Interior

Interior	Tile, Wood
Appliances	Dishwasher, Exhaust Fan, Disposal, Gas Oven, Gas Range, Microwave, Built-In Refrigerator

Heating	Central
# of Stories	1
Stories	One

## Exterior

Exterior Features	Balcony, See Remarks, Dog Run
Lot Description	None
Roof	Membrane
Construction	Glass, Concrete
Foundation	Concrete Perimeter

## School Information

District	Austin ISD
Elementary	Mathews
Middle	O Henry
High	Austin

## Additional Information

Date Listed	April 10th, 2025
Days on Market	187

## Listing Details

Listing Office	Compass RE Texas, LLC
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