

# \$1,000,000 - 7706 West Rim Drive, Austin

MLS® #6809297

**\$1,000,000**

4 Bedroom, 2.00 Bathroom, 2,543 sqft

Residential on 0.32 Acres

Northwest Hills Mesa Oaks Ph, Austin, TX

Welcome to 7706 W Rim Drive, a spacious single-story retreat in the heart of Northwest Hills. Situated on a generous 13,952 sq ft lot, this 4-bedroom, 2-bath home offers 2,543 sq ft of living space, in one of Austin's most sought-after and established neighborhoods. Set back from the street and framed by mature trees, the home provides a peaceful setting with wide frontage and natural shade. Inside, the single-level floor plan offers plenty of room to reimagine or refresh, giving you the flexibility to remodel, expand, or design your dream home within this beautiful well-kept home. The backyard offers ample space to entertain, garden, or create an outdoor oasis. Surrounded by quiet streets and natural beauty, the location balances neighborhood charm with easy access to Austin's dining, shopping, and Hill Country trails. Whether you're searching for a home to make your own or an opportunity to unlock value with a custom renovation, this Northwest Hills property is a rare find. Don't miss your chance to plant roots in one of Austin's most timeless and desirable communities.

Built in 1971

## Essential Information

MLS® #	6809297
Price	\$1,000,000
Bedrooms	4



Bathrooms	2.00
Full Baths	2
Square Footage	2,543
Acres	0.32
Year Built	1971
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract

### **Community Information**

Address	7706 West Rim Drive
Area	1A
Subdivision	Northwest Hills Mesa Oaks Ph
City	Austin
County	Travis
State	TX
Zip Code	78731

### **Amenities**

Features	Curbs
Parking	Attached, Garage
Garage Spaces	2
View	None
Waterfront	None

### **Interior**

Interior	Carpet, Linoleum, Wood, Terrazzo
Appliances	Dishwasher, Electric Range, Oven
Heating	Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	1
Stories	One

### **Exterior**

Exterior Features	None
Lot Description	Back Yard, Corner Lot
Roof	Composition, Shingle

Construction	Stone
Foundation	Slab

## School Information

District	Austin ISD
Elementary	Doss (Austin ISD)
Middle	Murchison
High	Anderson

## Additional Information

Date Listed	August 1st, 2025
Days on Market	32

## Listing Details

Listing Office	Coldwell Banker Realty
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