

\$784,000 - 6109 York Bridge Circle, Austin

MLS® #7566662

\$784,000

5 Bedroom, 3.00 Bathroom, 2,931 sqft
Residential on 0.17 Acres

Circle C Ranch Ph C Sec 09, Austin, TX

Modern Comfort Meets Prime Location in Circle C Ranch. Privately situated on a no-through street in Circle C's Park Place, this gem blends peaceful vibes with unbeatable convenience. Easily accessible to H-E-B, local restaurants - TacoDeli, Oasthouse, coffee spots - Summer Moon, Alamo Drafthouse, Orangetheory, shopping, trails, and more. Plus, you're just minutes from downtown and Southwest Austin's major tech campuses. Inside, the open-concept, two-story layout is spacious, stylish, and super functional. Recent updates include fresh carpet, interior paint & light fixtures, both AC units, water heater, and a whole-house generator—making this home move-in ready with peace of mind. The heart of the home is the oversized kitchen featuring granite countertops, a breakfast bar, and generous dining space, all flowing into the inviting living room with a cozy fireplace and tranquil backyard views. The front flex room is perfect for casual living, music room or a formal dining room and offers tree-lined street views & natural light that fills the front of the house. The main-level primary suite features high ceilings, serene greenery, and a luxe ensuite with a garden tub, separate shower, and walk-in closet with California Closet built-ins. The downstairs guest bedroom—with its own closet and adjacent full bath—easily flexes as an office or creative studio. Upstairs, you'll find three more spacious bedrooms and a large bonus/game/media room with even more leafy



viewsâ€”perfect for movie nights, workouts, or play space. Extras include a roomy laundry area (with space for a drink fridge), a smart mudroom entry off the two-car garage, Google Fiber, and a security cam & Google doorbell. Out back, relax under the covered patio or enjoy the private yard with room to expand, garden, or play. Stylish. Updated. Walkable. Wired. This home qualifies for a limited-time lender-paid 2-1 buydown.

Built in 2003

Essential Information

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|----------------|-------------------------|
| MLS® # | 7566662 |
| Price | \$784,000 |
| Bedrooms | 5 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,931 |
| Acres | 0.17 |
| Year Built | 2003 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Active Under Contract |

Community Information

| | |
|-------------|----------------------------|
| Address | 6109 York Bridge Circle |
| Area | SWW |
| Subdivision | Circle C Ranch Ph C Sec 09 |
| City | Austin |
| County | Travis |
| State | TX |
| Zip Code | 78749 |

Amenities

| | |
|-----------|--|
| Utilities | Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected |
| Features | Common Grounds/Area, Clubhouse, Curbs, Park, Pool, Trails/Paths, Golf |

| | |
|---------------|---|
| Parking | Attached, Door-Single, Garage, Garage Door Opener |
| Garage Spaces | 2 |
| Garages | Garage Door Opener |
| View | None |
| Waterfront | None |

Interior

| | |
|-----------------|---|
| Interior | Carpet, Tile, Wood |
| Appliances | Built-In Oven, Dryer, Dishwasher, Gas Cooktop, Disposal, Gas Water Heater, Washer |
| Heating | Central |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Family Room |
| # of Stories | 2 |
| Stories | Two |

Exterior

| | |
|-------------------|--|
| Exterior Features | None |
| Lot Description | Backs to Greenbelt/Park, Sprinklers Automatic, Trees Medium Size, Trees Small Size |
| Roof | Composition |
| Construction | Brick Veneer |
| Foundation | Slab |

School Information

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|------------|------------|
| District | Austin ISD |
| Elementary | Mills |
| Middle | Gorzycki |
| High | Bowie |

Additional Information

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|----------------|-----------------|
| Date Listed | July 23rd, 2025 |
| Days on Market | 82 |

Listing Details

| | |
|----------------|-----------------------|
| Listing Office | Compass RE Texas, LLC |
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