

# \$260,000 - 1201 Grove Boulevard 702, Austin

MLS® #8490884

**\$260,000**

2 Bedroom, 2.00 Bathroom, 993 sqft

Residential on 0.07 Acres

Boulevard A Condo Amd, Austin, TX

New carpet and new price! This place is now officially a turn-key steal! Built by innovative architecture firm, Andersson Wise, in 2005, the Boulevard Condominium project was conceived and built as an Austin Energy 3-Star Green Rated condominium affordable housing community of 120 individually owned units in southeast Austin, walkable to Roy G Guerrero Park and Disc Golf, across from Riverside Golf Course & Austin Community College Riverside. This unit has been updated with laminate floors downstairs, new tile bathroom floors, white quartz counters in kitchen and baths, a stylish tile backsplash in the kitchen, new HVAC in 2021. The unit has a one-car attached garage and one reserved space, with an additional space just outside the front door. The complex offers a community pool, currently being improved, and a community room that is available for reservations by owners. Only 10 minutes to downtown ATX & AUS airport. 5 minutes east of I-35, north of 71, and west of 183 makes for easy access to main thoroughfares.

Built in 2005

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | 8490884   |
| Price     | \$260,000 |
| Bedrooms  | 2         |
| Bathrooms | 2.00      |



|                |             |
|----------------|-------------|
| Full Baths     | 2           |
| Square Footage | 993         |
| Acres          | 0.07        |
| Year Built     | 2005        |
| Type           | Residential |
| Sub-Type       | Condominium |
| Status         | Active      |

### **Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 1201 Grove Boulevard 702 |
| Area        | 9                        |
| Subdivision | Boulevard A Condo Amd    |
| City        | Austin                   |
| County      | Travis                   |
| State       | TX                       |
| Zip Code    | 78741                    |

### **Amenities**

|               |   |
|---------------|---|
| Utilities     | Cable Available, Cable Connected, Electricity Connected, High Speed Internet Available, Phone Available, Sewer Connected, Water Connected |
| Features      | Common Grounds/Area, Community Mailbox, Conference/Meeting Room, Pool, Trash Pickup Door to Door  |
| Parking       | Garage, Garage Door Opener  |
| Garage Spaces | 1   |
| Garages       | Garage Door Opener  |
| View          | None  |
| Waterfront    | None  |

### **Interior**

|              |   |
|--------------|---|
| Interior     | Carpet, Laminate, Tile  |
| Appliances   | Dishwasher, Electric Range, Free-Standing Electric Range, Disposal, Microwave, Refrigerator |
| Heating      | Electric  |
| # of Stories | 2   |
| Stories      | Two   |

### **Exterior**

|                   |      |
|-------------------|------|
| Exterior Features | None |
|-------------------|------|

|                 |                               |
|-----------------|-------------------------------|
| Lot Description | City Lot                      |
| Roof            | Composition, Shingle          |
| Construction    | HardiPlank Type, Stone Veneer |
| Foundation      | Slab                          |

### School Information

|            |               |
|------------|---------------|
| District   | Del Valle ISD |
| Elementary | Baty          |
| Middle     | Ojeda         |
| High       | Del Valle     |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 4th, 2025 |
| Days on Market | 192             |

### Listing Details

|                |                           |
|----------------|---------------------------|
| Listing Office | Urban Provision, REALTORS |
|----------------|---------------------------|

Property Listed by: Urban Provision, REALTORS Listings courtesy of Unlock MLS as distributed by MLS GRID Based on information submitted to the MLS GRID as of October 14th, 2025 at 12:06pm. All data is obtained from various sources and may not have been verified by broker or MLS GRID. Supplied Open House Information is subject to change without notice. All information should be independently reviewed and verified for accuracy. Properties may or may not be listed by the office/agent presenting the information. The Digital Millennium Copyright Act of 1998, 17 U.S.C. Â§ 512 (the "DMCA") provides recourse for copyright owners who believe that material appearing on the Internet infringes their rights under 6 MLS GRID IDX Rules Updated September 16, 2024 U.S. copyright law. If you believe in good faith that any content or material made available in connection with our website or services infringes your copyright, you (or your agent) may send us a notice requesting that the content or material be removed, or access to it blocked. Notices must be sent in writing by email to: Kuper Sotheby's International Realty The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Based on information from the Austin Board of REALTORS® (alternatively, from ACTRIS) from October 14th, 2025 at 12:06pm CDT. Neither the Board nor ACTRIS guarantees or is in any way responsible for its accuracy. The Austin Board of REALTORS®, ACTRIS and their affiliates provide the MLS and all content therein "AS IS" and without any warranty, express or implied. Data maintained by the Board or ACTRIS may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.

Listing information last updated on October 14th, 2025 at 12:06pm CDT