

\$1,245,000 - 313 W 17th Street 2301, Austin

MLS® #9354205

\$1,245,000

2 Bedroom, 2.00 Bathroom, 1,251 sqft
Residential on 0.00 Acres

The Linden Residences, Austin, TX

Perched on the 23rd floor of one of Austin's most architecturally striking new towers, Unit 2301 at The Linden is a show-stopping corner residence with panoramic views of the Texas Hill Country, UT campus, State Capitol, and the glittering downtown skyline.

This 2-bedroom, 2-bath home is perfectly positioned to capture natural light and jaw-dropping views from every angle. An open-concept layout, floor-to-ceiling windows, and \$40,000 in premium upgrades—including motorized window shades (blackout in the primary suite) and custom closets—make everyday living feel effortless. The spa-inspired primary bath is a highlight, offering a soaking tub with a front-row seat to the city below.

A sleek chef's kitchen is outfitted with integrated Bosch appliances, Silestone countertops, and custom cabinetry. Enjoy premium finishes, hardwood floors, a private balcony, two reserved parking spaces, and in-unit washer/dryer.

The Linden Residences, designed by award-winning firm Rhode Partners, is a 28-story luxury tower tucked into a quieter pocket of downtown—just steps from UT, the Capitol, Dell Medical Center, and historic Judge's Hill.



Amenities include:
• 65â€™ lap pool, cold plunge, and sauna
• Ownerâ€™s lounge, private dining, and conference rooms
• Outdoor kitchen, dog park, and more on the 10th floor

Unit 2301 offers a lifestyle as elevated as its viewsâ€”sophisticated, serene, and effortlessly connected to the soul of Austin.

Built in 2024

Essential Information

MLS® #	9354205
Price	\$1,245,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,251
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Condominium
Status	Active

Community Information

Address	313 W 17th Street 2301
Area	DT
Subdivision	The Linden Residences
City	Austin
County	Travis
State	TX
Zip Code	78701

Amenities

Amenities	Concierge
Utilities	See Remarks
Features	Community Mailbox, Pool, See Remarks, Concierge, Dog Park, Fitness Center

Parking	Covered, Assigned, Community Structure, Guest
Garage Spaces	2
View	City, Panoramic
Waterfront	None

Interior

Interior	Tile, Wood
Appliances	Dishwasher, Built-In Range, Built-In Refrigerator, See Remarks
Heating	Central
# of Stories	1
Stories	One

Exterior

Exterior Features	Balcony
Lot Description	None
Roof	See Remarks
Construction	See Remarks
Foundation	See Remarks

School Information

District	Austin ISD
Elementary	Lee
Middle	Kealing
High	McCallum

Additional Information

Date Listed	April 23rd, 2025
Days on Market	172

Listing Details

Listing Office	Compass RE Texas, LLC
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