

\$599,000 - 1701 Simond Avenue 304, Austin

MLS® #9562422

\$599,000

2 Bedroom, 2.00 Bathroom, 1,162 sqft
Residential on 0.01 Acres

Parkside/Mueller Condos, Austin, TX

Discover the ideal retreat in one of Austin's most walkable and vibrant neighborhoods. Located in Parkside at Mueller, Unit 304 offers a rare blend of privacy, style, and resort-style amenities, perfect for anyone seeking low-maintenance living in the heart of 78723.

This beautifully updated two-bedroom, two-bathroom condo is thoughtfully designed for both comfort and convenience. The warm color scheme, under-cabinet lighting, and upgraded pendant fixtures create a soft, inviting glow throughout the open-concept living space. The kitchen blends form and function with upgraded cabinetry, a built-in pantry drawer, and a hidden KitchenAid mixer stand.

The spacious primary suite features a custom walk-in closet system, while the guest bedroom includes built-in storage—ideal for visitors, family, or a stylish home office. Additional upgrades include expanded cabinetry in the laundry room and tasteful designer accent walls throughout.

One of the most unique features of this home is its street-facing orientation, providing added privacy and a more residential feel. Two assigned parking spaces are located on the same level as the unit, offering easy access without the need to use an elevator.



Residents of Parkside enjoy a full suite of resort-style amenities, including a sparkling pool with cabanas, an updated fitness center, a welcoming clubhouse, grilling stations, and secure building access. Just across the street is Mueller Lake Park with miles of walking trails, open green space, and a weekly farmers market. Youâ€™ll be steps from Austin favorites like H-E-B, Alamo Drafthouse, coffee shops, restaurants, and more.

Whether you're downsizing, looking for a second home in Austin, or searching for an easygoing city lifestyle, this home offers the perfect balance of style, simplicity, and connection to everything East Austin has to offer. Unit 304 is more than a condoâ€”it's a lifestyle.

Built in 2024

Essential Information

MLS® #	9562422
Price	\$599,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,162
Acres	0.01
Year Built	2024
Type	Residential
Sub-Type	Condominium
Status	Active

Community Information

Address	1701 Simond Avenue 304
Area	3
Subdivision	Parkside/Mueller Condos
City	Austin
County	Travis

State	TX
Zip Code	78723

Amenities

Utilities	Electricity Connected, Sewer Connected, Water Connected
Features	Barbecue, Bicycle Storage, Clubhouse, Community Mailbox, Courtyard, Conference/Meeting Room, Fitness Center, Shopping, Trails/Paths, Maintenance On-Site, Property Manager On-Site
Parking	Assigned, Garage, Off Street, Covered, Electric Vehicle Charging Station(s), Guest, Gated
Garage Spaces	2
View	None
Waterfront	None

Interior

Interior	Vinyl
Appliances	Dryer, Dishwasher, Electric Range, Free-Standing Electric Oven, Disposal, Microwave, Plumbed For Ice Maker, Refrigerator, Range Hood, Stainless Steel Appliance(s), Vented Exhaust Fan, Washer, Washer/Dryer Stacked
Heating	Central
# of Stories	1
Stories	One

Exterior

Exterior Features	Balcony, Gas Grill, Outdoor Grill
Lot Description	None
Roof	Membrane
Construction	Concrete, Stucco, Cement Siding
Foundation	Slab

School Information

District	Austin ISD
Elementary	Blanton
Middle	Lamar (Austin ISD)
High	Northeast Early College

Additional Information

Date Listed	July 29th, 2025
Days on Market	94

Listing Details

Listing Office Epique Realty LLC

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