

# \$1,950,000 - 4701 Hudson Bend Road, Austin

MLS® #5486259

## \$1,950,000

0 Bedroom, 0.00 Bathroom,  
Commercial on 1.10 Acres

Boat Shop Dev, Austin, TX

Unique mixed use building in Austin's ETJ allows for maximum flexibility in a live/work environment on 1.10 acres with room to expand.

Currently operated as a retail store front with a fulfillment warehouse and office space this building has a high degree of flexibility as the property is outside of any city jurisdiction and thus unzoned and unregulated. There is an approximately 3,000 square foot apartment and office upstairs with a nicely appointed kitchen, two bedrooms and one bathroom. Open the OK saloon, a restaurant, a storefront or move your business that needs air-conditioned warehouse space and use the upstairs for Air BnB. The possibilities are endless.

Built in 2006

## Essential Information

MLS® #	5486259
Price	\$1,950,000
Bathrooms	0.00
Acres	1.10
Year Built	2006
Type	Commercial
Sub-Type	Retail
Status	Active

## Community Information



Address	4701 Hudson Bend Road
Subdivision	Boat Shop Dev
City	Austin
County	Travis
State	TX
Zip Code	78734

### **Amenities**

Utilities	Electricity Available
Parking	Attached, Door-Single, Garage, On Site, Outside
View	None

### **Interior**

Interior	Concrete, Wood
Heating	Central

### **Exterior**

Construction	Concrete, Metal Siding
Foundation	Slab

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