

\$448,900 - 1008 Kavanagh Drive, Austin

MLS® #7325300

\$448,900

3 Bedroom, 2.00 Bathroom, 1,330 sqft
Residential on 0.13 Acres

Buckingham Estates Ph 3 Sec 5, Austin, TX

Charming one-story home in the well-established Buckingham Estates neighborhood in South Austin. This lovely 3 BD/2BA/1330 Sq Ft home sits on a quiet street in a delightful neighborhood filled with gorgeous mature trees and friendly neighbors. Excellent curb appeal with beautiful brick masonry, mature oak trees, and lush green lawn. The roof and rain gutters were replaced in 2020! The interior and exterior were freshly painted in 2019. The bright and inviting interior has been beautifully updated with luxury vinyl plank floors and offers gorgeous vaulted ceilings. Half of the garage was converted into a bonus room that is heated and cooled through the central HVAC system and is perfect for a home office, music room, or yoga studio. The family room offers a cozy fireplace and elegant wainscoting accent wall. A formal dining room with an arching picture window is the perfect place to host holiday meals and dinner parties. A bright kitchen with large picture windows offers a charming breakfast area and overlooks the serene backyard. The Owner's Suite offers a peaceful ambiance perfect for rest and relaxation and features vaulted ceilings and a spacious ensuite bath with dual vanity and walk-in closet. You'll love the expansive screened-in back porch which offers year-round outdoor living & dining. A perfectly sized fenced-in backyard offers amazing mature oak trees and charming gardens. Excellent potential for this lovely yard! The shed off the back of the home is



wired for electricity and has a window AC unit.
Amazing South Austin location just 20 minutes
from Downtown Austin in traffic. Nearby tons
of shopping, dining, and entertainment.
Minutes to Southpark Meadows, the new
South Congress/Slaughter LN HEB, and the
burgeoning South Menchaca entertainment
district. The fridge, washer, & dryer convey
with sale!

Built in 1988

Essential Information

| | |
|----------------|-------------------------|
| MLS® # | 7325300 |
| Price | \$448,900 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,330 |
| Acres | 0.13 |
| Year Built | 1988 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Active |

Community Information

| | |
|-------------|-------------------------------|
| Address | 1008 Kavanagh Drive |
| Subdivision | Buckingham Estates Ph 3 Sec 5 |
| City | Austin |
| County | Travis |
| State | TX |
| Zip Code | 78748 |

Amenities

| | |
|--------------|--|
| Utilities | Cable Available, Electricity Available, High Speed Internet Available, Sewer Available, Sewer Connected, Water Available |
| Parking | Attached, Driveway, Garage Faces Front, Garage, See Remarks |
| # of Garages | 1 |
| Garages | Garage Door Opener |

| | |
|------------|--------------|
| View | Neighborhood |
| Waterfront | None |

Interior

| | |
|-----------------|--|
| Interior | Carpet, Tile, Vinyl |
| Appliances | Dryer, Dishwasher, Exhaust Fan, Free-Standing Gas Range, Disposal, Gas Oven, Gas Water Heater, Microwave, Refrigerator, Washer |
| Heating | Central, Natural Gas |
| # of Fireplaces | 1 |
| Fireplaces | Family Room, Gas Log |
| # of Stories | 1 |
| Stories | One |

Exterior

| | |
|-------------------|--|
| Exterior Features | Private Yard, Rain Gutters |
| Lot Description | Back Yard, Front Yard, Interior Lot, Trees Large Size, Trees Medium Size |
| Roof | Composition |
| Construction | Frame, Masonry |
| Foundation | Slab |

School Information

| | |
|------------|------------|
| District | Austin ISD |
| Elementary | Casey |
| Middle | Bedichek |
| High | Akins |

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