

For Sale

1209 Cedar Avenue

1209 Cedar Avenue, 78702
1,777 SF [builder] • 3 bed / 3.5 bath

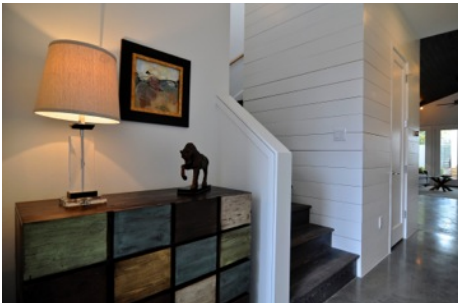
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Rob Seidenberg
Agent
512 228.2900
robseidenberg@yahoo.com

New
Construction



design visions of austin
unique residential design



1209 Cedar Avenue is a new transitional modern smart home on the near East side. Thoughtfully designed with master-controlled features - Control4home automation includes 3 security cameras, in-house music streaming, alarm, programmable thermostats, lighting zones. Green features include tankless water heater, rainwater collection, solar ready and other efficiency features. With a convenient urban core location, 1209 Cedar Avenue is ~1 mile to I-35, ~1.8 miles to State Capitol & DKR Memorial Stadium, ~3.5 miles to HEB Mueller and ~7 miles to Austin Bergstrom International Airport.

www.1209CedarAvenue.com

Quick Facts

- Architect: Curtis Raymond
- Builder: Trella Homes; Developer: Alt-W
- Sleek, handsome interior design
- Honed absolute black granite kitchen counters; black shaker-style kitchen cabinets, Grohe faucets
- Design features: dark-stained cypress ceiling in great room; yellow pine shiplap in stairwell; custom railing & balusters by metal artist Todd Campbell
- Floors: polished concrete on 1st floor; hand scraped ash on stairs & landing; carpeting in guest bedrooms
- Master suite on ground level
- Generous 2-car garage with alley access + ample storage above
- Privacy fencing, secluded back patio

All information contained herein is deemed reliable but not guaranteed. Buyer must verify.

