

# CENTURY 21<sup>®</sup>

Judge Fite Company



901 W 9TH STREET UNIT 706  
AUSTIN, TX 78703



\$1,250,000



1,611 sqft



2 beds



3 baths

## DESCRIPTION

Ideally situated at 9th & Lamar, just steps from the Shoal Creek Trail and within walking distance of beloved neighborhood restaurants, galleries, and shops, The Nokonah offers a rare blend of urban convenience and effortless access to green space. This refined 2-bedroom, 2.5-bath residence with a dedicated office has been recently refreshed throughout. Light-filled living and dining areas flow seamlessly into a thoughtfully remodeled kitchen featuring Cambria Ironsbridge quartz countertops, Wolf gas range, a center island, and breakfast bar—ideal for both everyday living and entertaining. Refinished hardwood floors, custom linen window treatments, and a bespoke built-in bar cabinet by Grandeur Cellars add warmth and sophistication to the living space, while the office includes a custom full-size built-in refrigerated wine storage unit. A private wraparound corner balcony captures beautiful downtown and sunset views, creating an inviting indoor-outdoor connection. Stylish, low-maintenance, and impeccably located, this chic pied-à-terre delivers exceptional convenience and walkability in one of Austin's most desirable settings. Additional features include two assigned parking spaces and one private storage unit. Building amenities include 24/7 concierge service, a heated outdoor pool and sundeck, fitness center, resident lounge, and business/meeting rooms. \*Photos show current use of the second bedroom as a gym space.

**PROPERTY TYPE:** Residential - Condominium  
**MLS STATUS:** Active  
**MLS:** 3317150  
**YEAR BUILT:** 2001  
**COUNTY:** Travis  
**TRACT OR SUBDIVIION:** Nokonah Condo Amd  
**LIST DATE:** 02/05/2026

**CENTURY 21**

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**800.451.8055**

**AREA:** DT  
**SQUARE FEET:** 1,611  
**TOTAL BEDS:** 2  
**FULL BATHS:** 2  
**HALF BATHS:** 1  
**ACRES:** 0.01  
**LOT SIZE (SQFT):** 457

## INTERIOR FEATURES

### FIREPLACE:

- None

### FLOOR COVERINGS:

- Tile
- Wood

### APPLIANCES:

- WasherDryerStacked
- Dishwasher
- Disposal
- GasRange
- Microwave
- Oven
- StainlessSteelAppliances
- VentedExhaustFan
- WineCooler

## EXTERIOR FEATURES

### PARKING:

- Assigned
- Underground
- Garage

### LOT DESCRIPTION:

- SprinklersAutomatic

### ROOF TYPE:

- FlatTile

### YARD/GROUNDS:

- Balcony

### SIDING:

- Masonry

### POOL TYPE:

- InGround
- Community

### FOUNDATION:

- Slab

### FENCING:

- None

## UTILITIES

### HEATING/COOLING:

- Central

### UTILITIES:

- ElectricityAvailable
  - NaturalGasAvailable
- 

## ADDITIONAL PROPERTY DETAILS

### AMENITIES:

- BreakfastBar
- CeilingFans
- DoubleVanity
- HighCeilings
- HighSpeedInternet
- KitchenIsland
- MainLevelPrimary
- OpenFloorplan
- Pantry
- QuartzCounters
- RecessedLighting
- WalkInClosets

### COMMUNITY:

- Barbecue
  - Concierge
  - ConferenceMeetingRoom
  - FitnessCenter
  - Pool
  - TrailsPaths
- 

**LISTED BY:** Diane Humphreys

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**BROKERED BY:** Moreland Properties