

# CENTURY 21

Judge Fite Company



## 1406 SUMMIT STREET

AUSTIN, TX 78741



\$899,000



2,292 sqft



beds



baths

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## DESCRIPTION

Prime Investment Opportunity Minutes from Downtown Austin! Located just minutes from downtown Austin, this multi-unit income property offers outstanding rental revenue and future development potential. 3 successful units and a proven income history, this property is a must-see for investors or buyers looking to offset mortgage costs! Key Features: -Total Property Size: 11,325 sq ft lot with 2,292 sq ft of living space and a view of downtown Austin. Walking distance to Lady Bird Lake and many restaurants. -Main House (1,522 sq ft): A charming 4-bed, 2-bath home featuring a cozy dining room, covered porch, and plenty of natural light. Perfect for comfortable living. -ADU #1 (385 sq ft): A stylish first-floor studio with its own entrance and a vibrant Austin-inspired mural. Ideal for guests or additional rental income. -ADU #2 (385 sq ft): A second-floor studio with a unique Willie Nelson mural, offering both charm and functionality. Great for short-term rentals or a private retreat. -High Income Potential: All three units are currently rentals, providing a steady stream of income. With 3 years of proven revenue, this is an opportunity you can't pass up! -Zoning & Future Potential: Zoned SF3/MF4, allowing for multi-family development with options to expand or build additional units—offering long-term growth potential. Feasibility study has been completed and can be shared with interested buyers. Whether you're looking for a high-performing rental property or a site for future multi-family development, this location offers both immediate returns and long-term potential. Don't miss this rare opportunity – schedule a tour today!

**PROPERTY TYPE:** Multifamily - Triplex

**MLS STATUS:** ActiveUnderContract

**MLS:** 6389057

**YEAR BUILT:** 1938

**COUNTY:** Travis

**TRACT OR SUBDIVIION:** Elmhurst

**LIST DATE:** 01/30/2026

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**800.451.8055**

**AREA:** 9

**SQUARE FEET:** 2,292

**TOTAL BEDS:**

**FULL BATHS:**

**HALF BATHS:**

**ACRES:** 0.26

**LOT SIZE (SQFT):** 11,325

## INTERIOR FEATURES

### KITCHEN:

- VariesByUnit

### FLOOR COVERINGS:

- Tile
- Wood

### APPLIANCES:

- Dryer
- Dishwasher
- FreeStandingGasRange
- Refrigerator
- Washer

## EXTERIOR FEATURES

### PARKING:

- OffStreet

### LOT DESCRIPTION:

- BackYard
- FrontYard
- TreesLargeSize
- TreesMediumSize

### ROOF TYPE:

- Shingle

### YARD/GROUNDS:

- PrivateEntrance
- PrivateYard
- RainGutters

### SIDING:

- Masonry
- WoodSiding

### POOL TYPE:

- None

### FOUNDATION:

- PillarPostPier
- Slab

### FENCING:

- BackYard
- Wood
- WroughtIron

## UTILITIES

### HEATING/COOLING:

- Central
- VariesByUnit

### UTILITIES:

- ElectricityConnected
  - NaturalGasConnected
  - PhoneAvailable
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## ADDITIONAL PROPERTY DETAILS

### AMENITIES:

- SeparateFormalDiningRoom
- EatInKitchen
- HighSpeedInternet
- MultipleDiningAreas
- MainLevelPrimary
- Storage

### COMMUNITY:

- None
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**LISTED BY:** Caitlin Sullivan

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**BROKERED BY:** JBGoodwin REALTORS WL