

\$3,490,000 - 706 W Johanna Street, Austin

MLS® #5239603

\$3,490,000

5 Bedroom, 6.00 Bathroom, 3,850 sqft
Residential on 0.18 Acres

Bouldin James E Add, Austin, TX

Designed through a true collaboration between studioHA and MADERA Custom Homes, this residence is more than a house. It is a carefully considered living experience. With every detail shaped by a team of diverse perspectives, the home strikes a balance between Austin's beloved character and modern luxury.

Inspired by the classic bungalow style, the front facade respects the rhythm of the neighborhood, while inside, expansive living spaces open seamlessly to the outdoors. The main level is designed with ease and flow in mind, ideal for entertaining or simply enjoying daily rituals with family and friends.

The home features 5 bedrooms and 5.5 bathrooms in total, including a 4-bedroom, 4.5-bathroom main home and a 1-bedroom, 1-bathroom detached casita complete with its own full kitchen. A two-car garage provides convenience, while the pool, spa, and lush landscaping transform the backyard into an everyday escape. The primary suite offers a private retreat, lifted just above the basement to overlook the pool and waterfall below, creating an elevated vantage point that feels both serene and connected. The three secondary bedrooms offer ensuite bathrooms and curated designer details.

This is not just a custom home, but a vision realized with craftsmanship and finishes that



will stand the test of time in one of Austin’s most desirable neighborhoods.

See more at: <https://bouldinretreat.com/>

Built in 2025

Essential Information

MLS® #	5239603
Price	\$3,490,000
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	3,850
Acres	0.18
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	706 W Johanna Street
Area	6
Subdivision	Bouldin James E Add
City	Austin
County	Travis
State	TX
Zip Code	78704

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Features	None, Curbs
Parking	Alley Access, Garage, Off Street
Garage Spaces	2
View	Neighborhood
Waterfront	None
Has Pool	Yes

Interior

Interior	Stone, Tile, Wood
Appliances	Built-In Refrigerator, Dryer, Dishwasher, Freezer, Gas Range, Microwave, Washer, Built-In Gas Range
Heating	Central, Natural Gas
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony, Exterior Steps
Lot Description	Back Yard, Front Yard, Landscaped, Level, Native Plants, Many Trees, Trees Large Size, Alley, Near Public Transit
Roof	Metal
Construction	Frame, Stone, Stucco, Cedar
Foundation	Slab

School Information

District	Austin ISD
Elementary	Becker
Middle	Lively
High	Travis

Additional Information

Date Listed	September 25th, 2025
Days on Market	56

Listing Details

Listing Office	Moreland Properties
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