



OLVEN

RESIDENCES AT CEDAR RIDGE · AUSTIN, TEXAS

A QUIETER WAY TO LIVE IN AUSTIN

36 residences

7 floors

1–4 bedrooms

Completion Q4 2027

RESIDENCES

36 HOMES, 7 FLOORS

14 of 36 residences available, from \$890K. Corner plans, private terraces and ten-foot ceilings throughout.

1 BEDROOM

from \$890K

11 homes · 765–900 sq ft

2 BEDROOMS

from \$1.39M

11 homes · 1,190–1,320 sq ft

3 BEDROOMS

from \$1.96M

13 homes · 1,640–2,600 sq ft

PENTHOUSE · 4 BD

from \$5.61M

1 home · 3,400 sq ft

RESIDENCE	FLOOR	BED / BATH	INTERIOR	TERRACE	ORIENTATION	PRICE	STATUS
1.01	1	2 / 2	1,320 sq ft	420 sq ft	South-west	\$1,450,000	● Reserved
1.02	1	1 / 1.5	900 sq ft	300 sq ft	South	\$990,000	● Available
1.03	1	3 / 2.5	1,760 sq ft	560 sq ft	South-east	—	● Sold
2.01	2	3 / 2.5	1,640 sq ft	160 sq ft	North-west	—	● Sold
2.02	2	1 / 1	820 sq ft	55 sq ft	North	—	● Sold
2.03	2	2 / 2	1,280 sq ft	70 sq ft	North-east	—	● Sold
2.04	2	2 / 2	1,190 sq ft	70 sq ft	South-west	—	● Sold
2.05	2	1 / 1	765 sq ft	55 sq ft	South	—	● Sold
2.06	2	3 / 3	1,720 sq ft	210 sq ft	South-east	—	● Sold
3.01	3	3 / 2.5	1,640 sq ft	160 sq ft	North-west	—	● Sold
3.02	3	1 / 1	820 sq ft	55 sq ft	North	\$955,000	● Reserved
3.03	3	2 / 2	1,280 sq ft	70 sq ft	North-east	—	● Sold
3.04	3	2 / 2	1,190 sq ft	70 sq ft	South-west	\$1,385,000	● Available
3.05	3	1 / 1	765 sq ft	55 sq ft	South	\$890,000	● Available
3.06	3	3 / 3	1,720 sq ft	210 sq ft	South-east	—	● Sold
4.01	4	3 / 2.5	1,640 sq ft	160 sq ft	North-west	—	● Sold
4.02	4	1 / 1	820 sq ft	55 sq ft	North	\$970,000	● Available
4.03	4	2 / 2	1,280 sq ft	70 sq ft	North-east	\$1,510,000	● Reserved
4.04	4	2 / 2	1,190 sq ft	70 sq ft	South-west	—	● Sold
4.05	4	1 / 1	765 sq ft	55 sq ft	South	\$905,000	● Available
4.06	4	3 / 3	1,720 sq ft	210 sq ft	South-east	—	● Sold
5.01	5	3 / 2.5	1,640 sq ft	160 sq ft	North-west	\$1,960,000	● Available
5.02	5	1 / 1	820 sq ft	55 sq ft	North	\$980,000	● Reserved
5.03	5	2 / 2	1,280 sq ft	70 sq ft	North-east	—	● Sold
5.04	5	2 / 2	1,190 sq ft	70 sq ft	South-west	\$1,420,000	● Available
5.05	5	1 / 1	765 sq ft	55 sq ft	South	\$915,000	● Available
5.06	5	3 / 3	1,720 sq ft	210 sq ft	South-east	—	● Sold
6.01	6	3 / 2.5	1,640 sq ft	160 sq ft	North-west	\$1,985,000	● Reserved
6.02	6	1 / 1	820 sq ft	55 sq ft	North	\$990,000	● Available
6.03	6	2 / 2	1,280 sq ft	70 sq ft	North-east	\$1,550,000	● Available
6.04	6	2 / 2	1,190 sq ft	70 sq ft	South-west	—	● Sold
6.05	6	1 / 1	765 sq ft	55 sq ft	South	\$925,000	● Available
6.06	6	3 / 3	1,720 sq ft	210 sq ft	South-east	\$2,080,000	● Available
7.01	7	4 / 4.5	3,400 sq ft	1200 sq ft	West, south & north	\$5,610,000	● Reserved
7.02	7	3 / 3.5	2,450 sq ft	780 sq ft	North-east	\$4,045,000	● Available
7.03	7	3 / 3.5	2,600 sq ft	860 sq ft	South-east	\$4,290,000	● Available

LIFE AT OLVEN

AMENITIES



01

THE ROOFTOP

A 60-foot heated pool, shaded cabanas and an outdoor kitchen on the roof, with views west to the hills.



02

WELLNESS

A fitness studio with strength and cardio equipment, a yoga room with sprung floors, sauna and cold plunge.



03

LOUNGE & DINING

A double-height lounge off the lobby, a private dining room for twelve and a temperature-controlled wine room.



04

THE GARDENS

An acre of native planting by a local landscape studio, with a dog run and a path that connects to the greenbelt.

VISIT

BOOK A PRIVATE VIEWING



Sales gallery	2400 Cedar Ridge Drive, Austin, TX 78746	Mon – Sat	10am – 6pm
Phone	+1 (512) 555-0142	Sunday	By appointment
Email	sales@olvenresidences.com	Sales director	Claire Whitmore

Equal Housing Opportunity. Renderings are artist's conceptions. Prices, plans and specifications are subject to change without notice.