Most Austinites claim they wouldn’t live anywhere other than Austin Texas and many are passionate about living in the downtown area. With some of the tallest condo towers in the state, 32 miles of inner-city hike and bike trails and Lady Bird Lake, downtown Austin is truly a city inside a park. The city nurtures an active outdoor lifestyle as well as the business and artist communities are vibrant and thriving.

**LIVING ESSENTIALS**

### Coffee Shoppes

**Austin Java Cafe**  
301 W. 2nd Street  
1206 Parkway  
512/481-9400  
512/476-1829  
www.austinjava.com

**Caffe Medici Expresso & Coffee House**  
200 Congress Avenue  
512/827-2770  
www.caffemedici.com

**Halcyon Coffee-Bar-Lounge**  
218 W. 4th Street  
512/472-9637  
www.halcyoncoffeebar.com

**Hideout Theatre and Coffeehouse**  
617 Congress Avenue  
512/443-3688  
www.hideouttheatre.com

**Jo’s Hot Coffee and Good Food**  
1300 S. Congress Avenue  
242 W. 2nd Street  
512/444-3800  
512/469-9003  
www.joscoffee.com

**Little City Expresso Bar & Cafe**  
415 E. St. Elmo Road  
512/407-9887  
www.littlecity.com
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  - 415 E. St. Elmo Road 512/407-9887
  - www.littlecity.com

**DOWNTOWN LIVING GUIDE**

- Starbuck’s Coffee
  - 111 E. Cesar Chavez 512/473-1589
  - 600 Congress Avenue 512/499-0250
  - 1001 Congress Avenue 512/236-0061
  - 301 W. 3rd Street 512/391-1695
  - 300 E. 4th Street 512/236-8008
  - 907 W. 5th Street 512/708-9103
  - 501 W. 15th Street 512/478-9090
  - www.starbucks.com
- Sweetish Hill
  - 1120 W 6th Street 512/472-1347
  - www.sweetishhill.com

**Dog Walking Service**
- Austin Dog Walker
  - 2600 Lake Austin Boulevard 512/517-6933
  - www.austindogwalker.com

**Dry Cleaners/Laundry**
- Austin Cleaners & Alterations
  - 700 N. Lamar Boulevard 512/476-7474
- Cathy’s Cleaners
  - 231 W. 3rd Street 512/320-8111
  - www.cathyscleaners.net
- Westbank Dry Cleaning
  - 401 Congress Avenue 512/476-9300
  - www.westbankdrycleaning.com

**Grocery Stores**
- 2nd Street Market
  - 200 San Jacinto Boulevard 512/476-1533
- Green & White Grocery
  - 1203 E. 7th Street 512/472-0675
- H.E.B.
  - 2400 S. Congress Avenue 512/442-2354
  - 2701 E. 7th Street 512/478-7328
  - 1000 E. 41st Street 512/459-6513
  - www.heb.com
- Central Market
  - 4001 N. Lamar Boulevard 512/206-1000
  - www.centralmarket.com
- Royal Blue Grocery
  - 247 W. 3rd Street 512/499-3993
  - 360 Nueces Street 512/476-5700
  - 609 Congress Avenue 512/469-5888
  - 301 Brazos Street 512/386-1617
  - 51 Rainey Street 512/480-0061
  - www.royalbluegrocery.com
- Whole Foods
  - 525 N. Lamar 512/542-2200
  - www.wholefoodsmarket.com

**Health Clubs/Gyms**
- Castle Hill Fitness
  - 1112 N. Lamar Boulevard 512/478-4567
  - www.castlehillfitness.com
- CrossFit Central
  - 702 E. 3rd Street 512/507-6450
  - www.crossfitcentral.com
- Gold’s Gym
  - 115 E. 6th Street 512/479-0044
  - www.goldsgym.com
- Mecca Gym & Spa
  - 524 N. Lamar Boulevard 512/381-2680
  - www.meccagymandspa.com
- Pure Austin Fitness
  - 907 W. 5th Street 512/474-1800
  - www.pureaustin.com
- Pure Bikram Yoga
  - 507 Pressler Street 888/245-0726
  - www.purebikramyoga.com
- Skyline Spa & Health Club
  - 500 E. 4th Street 512/493-4903
  - www.skylinespaaustin.com
- Stronghorn Fitness
  - 1506 Forest Trail 512/913-7301
  - www.stronghornfitness.com
- Tetra Fitness
  - 1717 W. 6th Street 512/480-0262
  - www.tetrafitness.com
- YMCA
  - 1100 W. César Chávez 512/542.9622
  - www.austinymca.org

**Hospitals**
- Seton Medical Center Austin
  - 1201 W. 38th Street 512/324-1000
  - www.seton.net
- Seton Shoal Creek Hospital
  - 3501 Mills Avenue 512/324-2000
  - www.seton.net
- University Medical Center Brackenridge
  - 601 E. 15th Street 512/324-7010
  - www.seton.net

**Library**
- Faulk Central Library
  - 800 Guadalupe Street 512/974-7400
  - www.library.austintexas.gov
- Terrazas Branch
  - 1105 E. César Chávez 512/974-3625
  - www.library.austintexas.gov
In Austin, we say adios to all pretension and preconceived notions about dining out while still maintaining a stellar reputation in the national restaurant scene. There’s no shortage of local eateries or seasonal farm-to-table menus in town, making it easy to have a night out while supporting the local economy. With an abundance of options, from casual to five-star dining and southern to international cuisine—the connoisseur and tourist are sure to find the perfect fare for their budget.

The restaurants listed here are only a small taste of what Austin has to offer.

**American**

- **24 Diner**  
  600 N. Lamar  
  512/472-5400  
  www.24diner.com

- **Aussies Grill & Beachbar**  
  306 Barton Springs Road  
  512/480-0952  
  www.aussiesaustin.com

- **Counter Café**  
  626 N. Lamar Boulevard  
  512/708-8800  
  www.countercafe.com

- **Irene’s**  
  506 West Avenue  
  512/298-0853  
  www.irenesaustin.com

- **Jo’s Downtown**  
  242 W. 2nd Street  
  512/469-9003  
  www.joscoffee.com

- **Leaf**  
  116 W. 6th Street  
  512/474-5323  
  www.leafsalad.com

- **Max’s Wine Dive**  
  207 San Jacinto Boulevard  
  512/904-0111  
  www.maxwinedive.com

- **Second Bar & Kitchen**  
  200 Congress Avenue  
  512/827-2750

- **Texas Chili Parlor**  
  1409 Lavaca Street  
  512/472-2828

- **Trace at the W Hotel**  
  200 Lavaca Street  
  512/542-3660  
  www.traceaustin.com

**Asian**

- **Bar Chi**  
  206 Colorado Street  
  512/382-5557  
  www.barchiaustin.com
In Austin, we say adios to all pretension and say hola to the vibrant culinary scene. The city’s diverse offerings cater to connoisseurs and tourists alike, with options ranging from casual to five-star dining. With an abundance of eateries or seasonal farm-to-table menus in town, making it easy to have a night out while supporting the local economy.

### Bar-Chi Asian
1409 Lavaca Street 512/472-2828

### Texas Chili Parlor
Second Bar & Kitchen
207 San Jacinto Boulevard 512/904-0111

### Max’s Wine Dive
506 West Avenue 512/298-0853

### Leaf
242 W. 2nd Street 512/469-9003

### Jo’s Downtown
506 West Avenue 512/298-0853

### Irene’s Counter Café
306 Barton Springs Road 512/480-0952

### Aussies Grill & Beachbar
600 N. Lamar 512/472-5400

### 24 Diner
206 Colorado Street 512/382-5557

### Athenian Bar & Grill
600 Congress Avenue 512/474-7775

### Barbecue

<table>
<thead>
<tr>
<th>Restaurant</th>
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<th>Phone</th>
</tr>
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<tbody>
<tr>
<td>Franklin Barbeque</td>
<td>900 E. 11th Street</td>
<td>512/653-1187</td>
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<tr>
<td>Iron Works BBQ</td>
<td>100 Red River Street</td>
<td>512/478-4855</td>
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<tr>
<td>Lambert’s Downtown Barbeque</td>
<td>401 W. 2nd Street</td>
<td>512/494-1500</td>
</tr>
<tr>
<td>Bacon Restaurant</td>
<td>900 W. 10th Street</td>
<td>512/322-9777</td>
</tr>
<tr>
<td>Buenos Aires Café</td>
<td>1201 E. 6th Street</td>
<td>512/382-1189</td>
</tr>
<tr>
<td>Hut’s Hamburgers</td>
<td>807 W. 6th Street</td>
<td>512/472-0693</td>
</tr>
<tr>
<td>Sweetish Hill</td>
<td>1120 W. 6th Street</td>
<td>512/472-1347</td>
</tr>
<tr>
<td>Walton’s Fancy &amp; Staple</td>
<td>609 W. 6th Street</td>
<td>512/542-3380</td>
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### Mexican/Tex-Mex

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<thead>
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<tbody>
<tr>
<td>Angie’s Mexican Restaurant</td>
<td>1307 E. 7th Street</td>
<td>512/476-5413</td>
</tr>
<tr>
<td>Casa Chapala</td>
<td>9041 Research Boulevard</td>
<td>512/459-4242</td>
</tr>
<tr>
<td>Cisco’s Restaurant</td>
<td>1511 E. 6th Street</td>
<td>512/478-2420</td>
</tr>
<tr>
<td>El Arroyo “The Ditch”</td>
<td>1624 W. 5th Street</td>
<td>512/474-1222</td>
</tr>
<tr>
<td>La Condesa</td>
<td>400 W. 2nd Street</td>
<td>512/499-0300</td>
</tr>
<tr>
<td>Manuel’s</td>
<td>310 Congress Avenue</td>
<td>512/472-7555</td>
</tr>
<tr>
<td>Takoba</td>
<td>1411 E. 7th Street</td>
<td>512/628-4466</td>
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### Modern

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<tr>
<td>Annie’s Café &amp; Bar</td>
<td>319 Congress Avenue</td>
<td>512/472-1884</td>
</tr>
<tr>
<td>Austin Java</td>
<td>301 W. 2nd Street</td>
<td>512/481-9400</td>
</tr>
<tr>
<td>Blue Dahlia Bistro</td>
<td>1115 E. 11th Street</td>
<td>512/542-9542</td>
</tr>
<tr>
<td>East Side Showroom</td>
<td>1100 E. 6th Street</td>
<td>512/467-4280</td>
</tr>
<tr>
<td>Jeffrey’s</td>
<td>1204 W. Lynn Street</td>
<td>512/477-5584</td>
</tr>
<tr>
<td>Parkside</td>
<td>301 E. 6th Street</td>
<td>512/474-9987</td>
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### Southern

<table>
<thead>
<tr>
<th>Restaurant</th>
<th>Address</th>
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<tbody>
<tr>
<td>Shoal Creek Saloon</td>
<td>909 N. Lamar Boulevard</td>
<td>512/474-0805</td>
</tr>
<tr>
<td>Threadgills</td>
<td>301 W. Riverside Drive</td>
<td>512/472-9304</td>
</tr>
<tr>
<td>Moonshine Patio Bar &amp; Grill</td>
<td>303 Red River Street</td>
<td>512/236-9599</td>
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### Southwestern

<table>
<thead>
<tr>
<th>Restaurant</th>
<th>Address</th>
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<tbody>
<tr>
<td>Cafe Josie</td>
<td>1200 W. 6th Street</td>
<td>512/322-9226</td>
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<tr>
<td>Ranch 616</td>
<td>616 Nueces Street</td>
<td>512/479-7616</td>
</tr>
<tr>
<td>TNT - Tacos &amp; Tequila</td>
<td>507 Plessier Street</td>
<td>512/436-8226</td>
</tr>
<tr>
<td>Z’téjas</td>
<td>1110 E 6th Street</td>
<td>512/478-5355</td>
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### Spanish

<table>
<thead>
<tr>
<th>Restaurant</th>
<th>Address</th>
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</tr>
</thead>
<tbody>
<tr>
<td>Malaga Tapas &amp; Bar</td>
<td>440 W. 2nd Street</td>
<td>512/236-8020</td>
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### Seafood/Steakhouse

<table>
<thead>
<tr>
<th>Restaurant</th>
<th>Address</th>
<th>Phone</th>
</tr>
</thead>
<tbody>
<tr>
<td>Eddie V’s</td>
<td>301 E. 5th Street</td>
<td>512/472-1860</td>
</tr>
<tr>
<td>Hauffbrau Steaks</td>
<td>613 W. 6th Street</td>
<td>512/472-0822</td>
</tr>
<tr>
<td>Perry’s Steakhouse</td>
<td>114 W. 7th Street</td>
<td>512/474-6300</td>
</tr>
<tr>
<td>Roaring Fork</td>
<td>701 Congress Avenue</td>
<td>512/583-0000</td>
</tr>
<tr>
<td>Sullivan’s Steakhouse</td>
<td>300 Colorado Street</td>
<td>512/495-6504</td>
</tr>
<tr>
<td>III Forks Steakhouse and Seafood</td>
<td>111 Lavaca Street</td>
<td>512/474-1776</td>
</tr>
</tbody>
</table>
Previously known as Town Lake, Lady Bird Lake is Austin’s most beloved attraction offering an opportunity to experience the best that the city has to offer. The lake itself is 416 acres and all along the shoreline you’ll find hotels, apartments, ball fields, lush greenery, Austin’s notorious Ann and Roy Butler Hike and Bike Trails, recreation water rentals as well as Auditorium Shores.

The Lake
There are several places along the bank of Lady Bird Lake offering recreation watercraft rentals and lessons such as paddle boats, canoes and paddle boards. With the restriction of motorized water crafts, the lake is a popular training spot for rowing crews across the country in the cooler months. Other water recreation offered along the shore are Deep Eddy Pool- the oldest pool in Texas and Barton Springs Pool- a natural spring that flows into Lady Bird.

The Trails
The 10.1 miles of Hike and Bike Trails offer free family recreation or a serene work-out space almost all year long. Before 1971 the shoreline of Lady Bird Lake was littered and full of high tangles of weeds with a few concerned Austinites fighting to improve the area. When The City of Austin’s Lake Beautification Project appointed Lady Bird Johnson the projects honorary chairman, extra attention and funds were given allowing the for the completion of the Hike and Bike Trails as well as clean up and beautification. The sense of community surrounding the history of Austin’s Lady Bird Lake and Ann and Roy Butler Hike and Bike Trails lives on today as The Trail Foundation ensures that this area remains one of the most outstanding places in Austin.

Auditorium Shores
The 1.7 mile stretch of The Roy Butler Hike and Bike Trail near W. Riverside, W Cesar Chavez and S.1st street offer a wide open space for your dog to roam freely off-leash. Auditorium Shores is also host to several music festivals every year in and is even known for the Stevie Ray Vaughan statue erected in 1994 to honor the late Texas Blues Musician.
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THE OUTDOORSEnjoying the Trail at Lady Bird Lake
Condos

DOWNTOWN LIVING GUIDE

You want to live where all this is happening? Downtown Austin has a variety of high rise homes for sale and apartments to rent. Some new, some under construction, some old, some modern, some more traditional. The building boom over the past few years has made the term “Austin condos” synonymous with downtown living. When you think of the Central Business District in Austin it’s the lifestyle and ability to be in a walkable community that comes to mind.

Whether you have pets, children or enjoy the outdoors there is something for every need. Values are available in many sizes, and many floor plan configurations, and a broad range in pricing. Many options such as building age, proximity to the lake, views of the lake, hills and city, and building amenities have a direct impact on pricing. Generally, the higher the floor the better the view, thus prices will increase as you go up. Convenience of close shopping, such as Second street or Whole Foods suggests a premium. The continued development of the former Seaholm power plant with headquarters for Google and other Tech corporations, continue to help the Downtown market mature. The Vision of the Waller Creek Conservancy and its economic and social impact assures the continued vibrancy of Downtown Austin. The new University of Texas Medical School and its continued impact continue to broaden the footprint of ‘Downtown Austin’.
The following condo list is existing and approved projects.

<table>
<thead>
<tr>
<th>Name</th>
<th>Address</th>
<th>Units</th>
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<tr>
<td>41 WALLER</td>
<td>41 Waller Street</td>
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<td>70 RAINEY</td>
<td>70 Rainey Street</td>
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<tr>
<td>99 TRINITY</td>
<td>Trinity &amp; E. Cesar Chavez</td>
<td>350</td>
</tr>
<tr>
<td>360 TOWER</td>
<td>360 Nueces Street</td>
<td>430</td>
</tr>
<tr>
<td>5 FIFTY FIVE (HILTON CONDOS)</td>
<td>555 E. 5th Street</td>
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<tr>
<td>721 CONGRESS</td>
<td>721 Congress Avenue</td>
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<tr>
<td>904 WEST</td>
<td>904 W. Avenue</td>
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<tr>
<td>1155 BARTON SPRINGS</td>
<td>1155 Barton Springs</td>
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<tr>
<td>1305 LOFTS</td>
<td>1305 E. 6th Street</td>
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<tr>
<td>AUSTIN CITY LOFTS</td>
<td>800 W. 5th Street</td>
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<tr>
<td>THE AUSTONIAN</td>
<td>200 Congress Avenue</td>
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<td>AVENUE LOFTS</td>
<td>410 E. 5th Street</td>
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<td>BARTON PLACE</td>
<td>1600 Barton Springs Road</td>
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<td>BOWIE RESIDENCES</td>
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<td>BRAZOS PLACE</td>
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<td>BRAZOS LOFTS</td>
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<td>BRIDGES ON THE PARK</td>
<td>210 Lee Barton Drive</td>
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<td>BROWN BUILDING</td>
<td>710 Colorado Street</td>
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<td>CAMBRIDGE TOWER</td>
<td>1801 Lavaca Street</td>
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<td>CELIA’S COURT AT 908 NUECES</td>
<td>908 Nueces Street</td>
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<td>ESTE</td>
<td>2235 E. 6th Street</td>
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<tr>
<td>FIFTH &amp; WEST</td>
<td>501 W. Avenue</td>
<td>154</td>
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<tr>
<td>FOUR SEASONS RESIDENCES</td>
<td>98 San Jacinto Blvd</td>
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</tr>
<tr>
<td>THE INDEPENDENT</td>
<td>301 W. Avenue</td>
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<td>LA VISTA ON LAVACA</td>
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<td>MILAGO</td>
<td>54 Rainey Street</td>
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<tr>
<td>MILLENNIUM RAINEY STREET</td>
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<td>MONARCH BY WINDSOR</td>
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<td>NOKONAH</td>
<td>901 W. 9th Street</td>
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<tr>
<td>PARK WEST RESIDENCES</td>
<td>1812 W. Avenue</td>
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</tr>
<tr>
<td>PENTHOUSE CONDOS</td>
<td>1212 Guadalupe Street</td>
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<tr>
<td>PLAZA ON REPUBLIC SQUARE</td>
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<td>SABINE ON 5TH</td>
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<td>THE SHORE</td>
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<td>SEVEN APARTMENTS</td>
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<td>SKYHOUSE AUSTIN</td>
<td>51 Rainey Street</td>
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<tr>
<td>SKYLINE LOFTS</td>
<td>819 E. 9th Street</td>
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<tr>
<td>SPRING CONDOMINIUM</td>
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<tr>
<td>STAR RIVERSIDE</td>
<td>Riverside Drive &amp; I-35</td>
<td>201</td>
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<tr>
<td>TOWERS OF TOWN LAKE</td>
<td>40 S IH 35</td>
<td>175</td>
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<tr>
<td>TWENTYONE24</td>
<td>2124 E. 6th Street</td>
<td>60</td>
</tr>
<tr>
<td>W HOTEL &amp; RESIDENCES</td>
<td>200 Lavaca Street</td>
<td>165</td>
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<tr>
<td>WALLER PARK PLACE</td>
<td>Cesar Chavez &amp; Red River</td>
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<td>WATERSTREET LOFTS</td>
<td>1601 E. Cesar Chavez Street</td>
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<tr>
<td>WESTGATE</td>
<td>1122 Colorado Street</td>
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<tr>
<td>WHITLEY AUSTIN</td>
<td>301 Brazos Street</td>
<td>266</td>
</tr>
</tbody>
</table>

Information deemed reliable, but not guaranteed
Getting AROUND DOWNTOWN

PUBLIC TRANSPORTATION

- **MetroBus**
  www.capmetro.org/metrobus/
- **MetroRapid**
  www.capmetro.org/metrarapid/
- **MetroRail**
  www.capmetro.org/metrail/

Capital Metro's bus routes connect downtown to all parts of Austin. You can go multimodal by bringing your bike on board or riding a MetroBus to a MetroRail station and taking the Red Line into downtown. The MetroRail Red Line is a 26-mile line offering comfortable and reliable service between the City of Leander and downtown Austin. Catching a ride using Capital Metro's newest service, MetroRapid is easy and convenient. With 43 stations located along Route 801, MetroRapid can take you to a number of popular destinations along North Lamar and South Congress. Buy tickets, see schedules and maps and plan your trip at Capital Metro's website www.capmetro.org. You can also buy passes at most area grocery stores.

**Park & Ride**

If your nearest bus stop isn’t within walking distance, drive to one of Capital Metro's many Park and Ride lots throughout the Austin metro area. Service from most locations is frequent during rush hour and is non-stop or has limited stops. Find a Park & Ride near you at:
www.capmetro.org/planner/default.aspx

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**MetroRail Stations**
- Downtown
- Plaza Saltillo
- MLK Jr.
- Highland
- Crestview
- Kramer
- Howard
- Lakeline
- Leander

**Capital MetroRail**

<table>
<thead>
<tr>
<th>Route</th>
<th>Capital MetroRail Statements</th>
<th>Toll Roads Open</th>
<th>Under Construction</th>
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</table>
CARSHARING

CAR2GO  www.car2go.com
Downtown Austin is one of the most vital, exciting and inviting urban environments anywhere. car2go is everywhere: from the lake to campus, from South Congress to Far West with 300 vehicles, which are always ready to go. For as long and as often as you want. No fixed rental stations, but plenty of benefits for your budget and the environment. You can reserve a car ahead of time, or simply pick one up spontaneously at dozens of convenient locations all over central Austin.
800 West 5th Street, Suite 100B | Austin, TX 78703 | 512/480-0813

ZIPCAR  www.zipcar.com/austin
Zipcar was launched in Austin a few years ago with a broad range of 40 vehicles, including hybrids, hatchbacks, sedans, SUVs and pickup trucks. Vehicles will be conveniently located throughout downtown Austin and on the University of Texas at Austin’s main campus and west campus. With this launch, Austin officially became Zipcar’s 18th major metropolitan market. Zipcar is also located on Texas State University’s Campus in San Marcos, Texas.
107 East 10th Street | Austin, TX 78701 | 512/291-7278 | info@zipcar.com

RIDESHARING/TAXIS

Taxis - Taxis abound downtown during the evening hours. During the day, hotel taxi stands are the fastest places to catch a cab.

Hail A Cab Austin  hailacabapp.com/gettheapp.html

Ride Sharing - Real-time ridesharing (also known as instant ridesharing, dynamic ridesharing, ad-hoc ridesharing, on-demand ridesharing, dynamic carpooling, and provided by Transportation Network Companies) is a service that arranges one-time shared rides on very short notice. This type of carpooling generally makes use of three recent technological advances:

- GPS navigation devices to determine a driver’s route and arrange the shared ride
- Smartphones for a traveler to request a ride from wherever they happen to be
- Social networks to establish trust and accountability between drivers and passengers

Fasten  http://fasten.com
Carma  www.carmacarpool.com/austin

InstaRyde  www.instaryde.com
Get Me  www.getme.com

zTrip  www.ztrip.com
RideAustin  nonprofit ridesharing company  www.rideaustin.com

BIKE DOWNTOWN

The City of Austin’s Bicycle Route Map  www.austintexas.gov/service/bicycle-route-map shows routes throughout the city and can help you choose the safest and most convenient route to get to downtown without any congestion. Remember that cyclists must obey all traffic laws applicable to vehicle operators. Austin has a helmet law for children ages 17 and under but not for adults.

BIKE SHARE

www.austin.bcycle.com
Austin B-cycle provides access to a network of 40 on-demand bike sharing stations.

To access the network of on-demand bicycle stations, purchase annual or monthly membership or 7-day access online. Or, you can purchase a 24-hour access at any of the stations. Annual memberships are $80, monthly access is $11 plus a one-time $15 enrollment fee, 3-day access is $15, and 24-hour access is $8. Your access pass or membership gives you unlimited checkouts up to 30 minutes at no additional charge during your access period. Checkouts lasting more than 30 minutes will be charged a usage fee $4 (plus tax) per 30 minutes. To avoid usage fees, check your bike back in within 30 minutes. All pricing subject to change per AustinBcycle.
Locally Grown   •   Nationally Strong

Make us your personal title company!

Independence Title
IndependenceTitle.com