

25310 Willow Peak Ln, Katy, TX 77494

TOP REASONS WHY WE BOUGHT THE HOME

- *Large Waterfall with Cove (kids love it) and Gentle Slope Entry into Pool Plus Oversized Hut Tub*
- *House Layout*
- *Spiral Staircase Entrance with Beautiful Hardwood Floors*
- *Private Bedroom above Garage for Teenager or Guest Room*
- *3 Car Garage and Porte Cochere for Extra Parking*
- *2 Large Master Closets and 2 Large Walk-in Closets in 2 of the Secondary Bedrooms*
- *Large Front Windows with View of Water Fountain and Common Area*
- *Large Front Yard with Grand View of Common Area and Water Fountain*
- *Very Large Back Yard*
- *Katy School District*
- *Easy Access to Grand Parkway and I-10 and West Park Tollway*
- *No Street Noise or Through Traffic*
- *Private, Safe and Secure Entrance with Cul-de-sac Location*

SPECIAL FEATURES

- *Impressive Iron Front Door and Iron Spiral Staircase*
- *Nice Hardwood Floors*
- *Open and Spacious Floor Plan and High Ceilings Providing Great Lighting*

UPGRADES

- *New High Quality Composite Roof with Lifetime Transferable Warranty (2018)*
- *Stone Details Added to Outdoor Kitchen Area*
- *Iron Gates Added to 3 Fireplaces*
- *Large Stone Hearth and Mantle Added in Great Room with Matching Hood in Kitchen*
- *Light, Neutral Colors with Nice Granites*
- *Plantation Shutters in Most Rooms or Functional Drapery*
- *Recently Remodeled Master Shower with Cream Marfil Marble*

BONUS

- *Current Owners are the Original Owners of the Home!*