

521 and 523 West 17th Street Houston Heights



Spectacular new construction by Eaton Homes, right in the middle of the Heights with all the convenience and entertainment within walking distance. Every aspect is custom detailed, designed to inspire a life of tranquility. Custom cabinets, professional grade appliances, natural stone and crisp quartz counters add beautiful design elements to the kitchen. Energy efficient digital thermostats and 16 SEER HVAC systems, 50 AMP car charger, wired for alarm and surround sound. Double crown moulding

throughout home, with beautiful oak flooring. Sun tunnels add stunning natural light to second floor. As you make your way to the master bedroom, enjoy a private balcony, sitting area, all marble bathroom, and great closet space. Custom built-ins in all closets, large utility upstairs, and a built in desk. Back on the porch, a gas connection for outdoor cooking create a relaxing outdoor space. Foundation is built up 3' above ground level with 2' crawl space. There is even room in the backyard for a pool.

4

Bedrooms

3

Bathrooms

1

Half Bathroom

2,925

Square Feet

3,750

Lot Size

2019

Year Built



New Construction Houston Heights





Interior Features

- Island kitchen with custom cabinets, professional grade appliances with natural stone counters
- Storage everywhere, with a butler's pantry and dedicated wine room tucked under the stairs
- Each level has its own dedicated high-efficiency HVAC with digital thermostats
- Stunning double crown moulding, oak hardwood floors throughout
- Relaxing, large master suite features a private balcony and sitting area, with built ins in closet
- Each secondary bedroom is generously sized, with plenty of closet space

Exterior Features

- Enjoy the best of the Heights lifestyle, great location to walk to dinner on 19th, or bike ride on the trail
- Prestigious construction by Eaton Homes
- Large and fenced 43' deep backyard, ready for entertaining and relaxing on the porch. Wired for speakers
- Sizable two car garage, with a 50 AMP car charger
- Upgraded slab foundation built 3' above ground level
- Backyard is large enough for a pool

Kitchen	16'x15'
Dining	16'x16'
Family Room	20'x18'
Butler's Pantry	11'x6'
Master	19'x15'
Master Bath	13'x13'

Patio	20'x5'
Master #2	14'x13'
Bedroom 3	12'x11'
Bedroom 4	12'x11'



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