

## **3023 Cypress Point Dr.**

### **Features**

- **2348 sq. ft. of fully remodeled and move-in ready home with great open flow on first floor for entertaining.**
- **4 Bedroom/3 full bath, 1.5 stories**
- **Master and 1 BR down, 2 BR and 1 BA up**
- **Master Bath features tiled, walk-in shower, huge walk-in closet and a new blue-tooth speaker/vent/light.**
- **New remote control ceiling fan in Master Bedroom; newer ceiling fans in all bedrooms.**
- **Nice built-in cabinets and shelves**
- **Large 2-car attached garage with new garage door opener**
- **All new interior and exterior paint, carpet, hardwood laminate floors**
- **All new energy efficient windows – single hung vinyl with Low-E argon gas and screens with lifetime warranty.**
- **Zoned Air system (up and down). New 3-ton evaporator coils in downstairs system; newer coils and condenser unit in upstairs system. Both systems fully serviced August 2019.**
- **Granite countertops throughout kitchen, wet bar and all baths.**
- **Gas Fireplace in living room with soaring ceiling**
- **Amazing eat-in kitchen with large walk-in pantry. New microwave and island vent hood. Newer oven, cooktop and dishwasher.**
- **Great laundry room with lots of storage**
- **Fully-fenced back yard with deck for extra outdoor living, new sod and new landscaping.**

- **Roof in great shape (2009)**
- **Foundation was completely redone in January 2015. 36 exterior pilings and 21 interior pilings. Trinity Foundation Repair. Full warranty transfers automatically with sale to new owner.**
- **Seller will provide recent survey.**