

6531 Sewanee

COMPASS



House Overview

Bedrooms	5
Baths	5 Full + 1 Half
Square Feet	5,134 per HCAD
Lot Size	7,350 per HCAD
Year Built	2003 per HCAD
Builder	Stacey Custom Homes

Living Room 13' X 13'

- Hardwood floor†
- Open to Dining Room
- Fixed door/windows overlooking front yard
- Window overlooking side yard
- Tray ceiling
- Recessed lighting
- Crown molding

Dining Room 17' X 13'

- Hardwood floor†
- Cased opening to Formal Living
- Picture windows overlooking side yard
- Chandelier lighting
- Recessed lighting
- Tray ceiling
- Crown molding

Breakfast Room 12' X 10'

- Hardwood floor†
- Open to kitchen
- Windows overlooking backyard
- Recessed lighting
- Crown molding

Study 11' X 11'

- Hardwood floor†
- Fixed door/windows overlooking front yard
- Built-in bookshelves and desk
- Recessed lighting
- Crown molding

Kitchen 17' X 14'

- Honed Travertine floor†
- Granite countertops
- Elongated subway tile backsplash
- Island with sink
- Breakfast bar with seating
- Thermador refrigerator
- Thermador gas cooktop with 6 burners plus griddle
- Thermador double wall ovens
- Two dishwashers flank sink
- Built-in microwave
- Walk-in pantry
- Butlers pantry with granite countertop
- Built-In speakers
- Pendant lighting
- Recessed lighting
- Crown molding

Family Room 20' X 13'

- Honed Travertine floor†
- French doors leading to back patio and pool
- Large picture window overlooking backyard and pool
- Fireplace with stone surround flanked by built-in bookshelves
- Recessed lighting
- Fan lighting
- Crown molding

Wet Bar/Wine Room

- Granite countertops
- Cabinets with glass doors
- Climate controlled wine room with brick floors and walls

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West University

Master Bedroom 25' X 16'

- Large enough for several seating areas
- Private balcony overlooking backyard and pool
- Windows overlooking side yard
- Wet bar with beverage refrigerator
- Built-in speakers
- Tray ceiling
- Recessed lighting
- Fan lighting
- Crown molding

Master Bath

- Separate vanities with granite countertop
- Walk-in shower
- Oversized tub with glass block window
- Large walk-in closet with built-in drawers and shelving
- Recessed lighting
- Crown molding

Secondary Bedroom 14' X 13'

- Juliet balcony
- Built-in bookshelves and cabinetry
- Ensuite bathroom
- Tray ceiling
- Fan lighting
- Crown molding

Secondary Bedroom 14' X 13'

- Juliet balcony
- Built-in bookshelves and cabinetry
- Ensuite bathroom
- Built-in speakers
- Tray ceiling
- Recessed lighting
- Fan lighting
- Crown molding

Secondary Bedroom 15' X 13'

- Windows overlooking side yard
- Ensuite bathroom
- Tray ceiling
- Recessed lighting
- Fan lighting
- Crown molding

Secondary Bedroom 14' X 11'

- Windows overlooking side yard
- Ensuite bathroom
- Tray ceiling
- Recessed lighting
- Fan lighting
- Crown molding

Game Room 19' X 16'

- Hardwood floor†
- Tray ceiling
- Windows overlooking side yard
- Built-in desk and cabinets
- Built-In speakers
- Recessed lighting
- Fan lighting

Outdoor Space

- Gorgeous Pool
- Covered Patio with outdoor kitchen
- Lush green space
- Large two car garage with storage

Information such as measurements, square footage and descriptions of materials, fixtures, or other components of the improvements may not be accurate and should not be relied upon, but should be independently verified by Buyer prior to purchase.

† information per seller

