

16805 Fritsche Cemetery Road

Features List

Characteristics:

- ❖ Year built: 2003
- ❖ 9,769 square feet of living space
- ❖ 12 acre property-just 25 minutes from The Woodlands Waterway
- ❖ Adjacent 10 acre property is also available for purchase. It features a large metal barn with concrete foundation, two rollup doors and security lights
- ❖ Bedrooms: 6
- ❖ Bathrooms: 7 full baths 4 half baths
- ❖ 4 car oversized attached/detached garage with A/C controlled workshop
- ❖ 4 car attached carport
- ❖ Horses welcome!

Notable features:

- ❖ Waterfront custom estate with pond stocked with largemouth bass
- ❖ Gated entry, circular drive, charming bridge to an island in the pond, and gazebo
- ❖ Welcoming large covered front porch across the width of the home with mosquito misting system allows you to enjoy the outdoors
- ❖ Two fully equipped guest quarters with living, dining, bedroom, full bath and kitchen, one upstairs/one downstairs – ideal for elderly parents and caregivers, live-in nanny and house manager or college aged kids
- ❖ 12 ft. ceilings downstairs and 11 ft. upstairs
- ❖ Pine wood plank floors in entry, hallway and living areas; polished concrete flooring in kitchen, dining and den
- ❖ Temperature controlled wine room has capacity for 1,000 bottles
- ❖ Central vacuum and telephone intercom system with 17 stations
- ❖ Speakers throughout first floor and covered porches; master retreat is wired for surround sound
- ❖ Large walk-in closets and extensive built-ins throughout
- ❖ Enormous walk-in and through floored attic provides additional storage
- ❖ Whole house generator with underground propane to provide power in case of extended outages; water softening system; extra high capacity septic system
- ❖ Elevator capable; mud room with plenty of storage; secret room upstairs
- ❖ Open concept island kitchen with granite counters, stainless appliances, double oven, warming drawer, two microwaves, two sinks with disposals, two dishwashers, huge walk-in pantry, oversized breakfast bar and glass front cabinets overlooks dining, den and adjoining extra room with planning desk
- ❖ Handsome study with French doors, copper ceiling and gorgeous cabinetry
- ❖ Master retreat down has sitting area with cozy fireplace and French doors leading to the front porch
- ❖ Luxurious Master bath features massive walk-in his and hers closets, whirlpool tub and oversize shower
- ❖ Guest bedroom down has en-suite bath and walk in closet with built-ins; private porch
- ❖ Massive living room with 14 ft. ceilings, wet bar, wall of windows and gas log fireplace
- ❖ Game room, Media Room, Exercise Room and Four spacious bedrooms upstairs
- ❖ Private backyard features an outdoor shower, raised and irrigated vegetable garden, chicken coop, covered patio and fenced and serene acreage