10423 Pearl Drive

<u>Features</u>

- *≫* 2-story home in Winchester Country Trails
- *≈ 2-car detached garage with automatic garage door opener*
- ➢ Premium water view lot
- *∞* 5 *bedrooms*, 3.5 *bathrooms*
- *∞ Formal dining room boasts crown molding, hardwood flooring and elegant light fixture*
- *▶* Beautiful kitchen features tile flooring, granite countertops, tile backsplash, stainless steel appliances, gas range, breakfast bar and built-in wine rack
- *≫* Breakfast area includes a space-saving wine fridge area under the breakfast bar
- Spacious primary master bedroom has plush carpet, ceiling fan, en-suite bathroom and direct access to the backyard
- ➢ Primary master bathroom is complete with a large dual sink vanity, garden tub, separate oversized shower and walk-in closet
- *▶* All upstairs secondary bedrooms are spacious with plush carpet, ceiling fans and large closets
- *≫* Large upstairs game room with plush carpet and ceiling fan
- *≈* 2 full bathrooms upstairs with tub/shower combinations
- *≫* Utility room with shelving for storage and room for a refrigerator/freezer
- *≫ Half bathroom downstairs*
- *∞* Backyard oasis features a swimming pool, spa with waterfall, green space behind garage and direct access to the pond no back neighbors!
- *≫ New pool heater 2021*
- *∞* Double paned windows installed 2019
- *≫* New exterior doors 2019
- \gg New upstairs a/c and furnace 2019

- ➢ Sprinkler system
- *≈* Established neighborhood with quiet, tree-lined streets
- *≫ Walking distance to elementary school, community pool and tennis courts*
- ➢ Never flooded
- *≫* Zoned to award winning CFISD schools
- *∞* Easy access to Beltway 8 and Hwy. 290