

# 4 E Eden Elm Circle

## Updates & Special Features

### Characteristics:

- ❖ Builder & year: 1988 – Custom Builder
- ❖ Square Footage: 3,933
- ❖ Bedrooms: 4 plus office
- ❖ Full baths: 3
- ❖ Half baths: 2
- ❖ # car garage: 3 oversized with work area

### Notable Features:

- ❖ Great location, centrally located in The Woodlands
- ❖ Shadow Lake neighborhood is just a short walk to Shadowbend Park, David Elementary, Shadow Lake and marsh experience
- ❖ Private backyard retreat on greenbelt with saltwater pool
- ❖ Outdoor kitchen
- ❖ Covered pergola and porch
- ❖ Gas fire pit
- ❖ Pool shower
- ❖ Open and spacious floor plan with updated kitchen
- ❖ Kitchen open to family room and informal dining room
- ❖ Downstairs sequestered primary with his/hers closets and sinks
- ❖ Guest room with ensuite bathroom
- ❖ Two large bedrooms with Jack and Jill bathroom
- ❖ Game room upstairs
- ❖ Downstairs private office
- ❖ Formal living and dining rooms
- ❖ Upgraded high efficiency A/C units with three zones (primary, downstairs and upstairs)
- ❖ Alarm system and security cameras for entrance, driveway and pool areas