

16922 RIVER WILLOW DRIVE, SPRING, TX, 77379

4 BD | 2.5 BA | 2,688 SQ. FT | 9,722 SQ. FT LOT

OFFERED AT

\$350,000



ABOUT THIS PROPERTY

Charming Memorial Northwest home impresses throughout w a flexible floorplan featuring soaring ceilings, tree lined views, four bedrooms, a game room, both formals, multiple office spaces & a dream gourmet island kitchen. Close to Vintage Park, shops, restaurants & parks, this home is your oasis in the city where you can enjoy the serenity of your spacious greenbelt lot as you relax under the shade of towering oaks watching squirrels and birds playing in the garden. With all appliances included, this home is truly move-in ready.

4
BED



2.5
BATH

2,688
SQ. FT.

9,722
SQ. FT. LOT



ERIN MASSINGILL

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AREA REPORT

VERY CONVENIENT

This home is in a **very convenient** area. Some errands in this location require a car and most major services are within 1 mile.

- GYM 0.1 MI
- CLEANERS 0.2 MI
- PHARMACY 0.2 MI
- MEDICAL 0.3 MI
- GAS 0.3 MI
- COFFEE 0.4 MI
- ATM 0.7 MI
- MOVIE THEATER 2.3 MI



SCHOOL REPORT

SCHOOLS IN YOUR AREA

The assigned schools are **average** for the area. There are also 27 private schools and 1 charter school within 5 miles.

- 7 RATING** PK-5 THEISS ELEMENTARY SCHOOL ASSIGNED
- 7 RATING** 6-8 DOERRE INTERMEDIATE SCHOOL ASSIGNED
- 5 RATING** 9-12 KLEIN HIGH SCHOOL ASSIGNED



OUTDOOR REPORT

THE GREAT OUTDOORS

This home is located near a variety of outdoor activities.

POPULAR

- GOLF COURSE CHAMPIONS GOLF CLUB (2.2 MILES)
- PARK KICKERILLO-MISCHER PRESERVE (2.8 MILES)
- HIKING CYPRESS CREEK TRAILS (4.5 MILES)



FOOD REPORT

NEIGHBORHOOD EATS

This home is located near 124 moderately priced restaurants and has an **above average** variety of cuisines.

BY CATEGORY

| | | | |
|---------------------|----|-------------------|----|
| AMERICAN | 24 | PIZZA | 7 |
| FAST FOOD | 21 | SEAFOOD | 6 |
| MEXICAN | 18 | BARS | 6 |
| ASIAN | 10 | STEAKHOUSES | 5 |
| INTERNATIONAL | 8 | OTHER | 12 |

