


 5 beds

 4 bathrooms

 3 car garage

 4,330 sqft

10119 Hutton Park Drive

CINCO RANCH

KITCHEN/BREAKFAST

- Expansive island with granite countertop, bar seating and pendant lighting
- Kentmore Professional cabinets
- Professional grade GE Monogram stainless steel appliances including:
 - o 5 burner stove top
 - o Touch screen fridge/freezer with water and ice dispenser
 - o Double oven
 - o Built in microwave
 - o Dishwasher
- Walk in pantry with automatic lighting
- Tile flooring
- Under-cabinet lighting
- Breakfast nook with built-in cabinets and buffet counter
- Water filtration feature underneath the sink.

DINING/WINE ROOM

- Built-in pantry with wine racks, glass enclosed display cabinets and granite counters
- Tile flooring

FAMILY ROOM

- 20 ft. ceilings open to second floor
- Hardwood flooring
- Gas log fireplace with limestone surround
- Built in shelves and cabinets
- Large windows open to the covered patio

PRIMARY BEDROOM/BATH

- Hardwood floors
- 15 ft. ceilings
- Ceiling fan
- Granite countertops
- Jacuzzi tub
- Tile surround walk-in shower
- Expansive walk-in closet
- Linen closet
- Double sinks and vanity area
- Direct access to laundry room

LAUNDRY ROOM

- Tile flooring
- Abundant storage space
- Countertop and hanging bar with shelf

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STUDY

- Glass double door entry
- Arched windows with views of the front yard

SECONDARY BEDROOM 1ST FLOOR

- Carpet
- Arched window with views the front yard
- Ceiling fan
- Walk-in closet
- Ensuite bath
- With views of the front yard

SECONDARY BEDROOM BATH

- Ensuite full bath with walk in shower, pedestal sink and toilet
- Access to the family room

GAME ROOM 2ND FLOOR

- Separate built-in desk area with abundant storage
- Ceiling fan
- Carpet
- Access to media room

MEDIA ROOM 2ND FLOOR

- Adjustable TV mount
- Smart life lights with app control to program lighting
- Room is wired for Dolby Atmos, with 7 surround sound speakers and 4 in the ceiling
- Completely enclosed with no windows

SECONDARY BEDROOM 2ND FLOOR

- Carpet
- Walk in Closet
- Full bath with shower/tub, located right outside of the bedroom
- Ceiling fan

SECONDARY BEDROOM 2ND FLOOR

- Carpet
- Walk in closet (Small access point to attic)
- Ceiling fan
- Private sink area inside room
- Access to adjoining Jack-n-Jill bath

LUANNE MARSHALL | REALTOR ASSOCIATE

832.419.0685 | luanne.marshall@nanproperties.com

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CINCO RANCH

SECONDARY BEDROOM 2ND FLOOR

- Carpet
- Walk in closet
- Ceiling fan
- Private sink area inside room
- Access to adjoining Jack- n-Jill bath

JACK-N-JILL BATH

- Separate room with tub and toilet
- Tile flooring

SWIMMING POOL/PATIO

- Speaker system
- Ceiling fan
- Covered patio with travertine decking
- Pea Gravel decking around salt water, sports pool with spa and pebble tec
- Water fountain features
- Built in Volleyball net set-up

GARAGE

- 3-car/tandem garage
- Garage opener with additional handheld openers

ADDITIONAL FEATURES

- Radiant barrier in the attic
- PEX plumbing
- Sprinkler System
- Smart light system throughout house and patio
- Ring doorbell

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