# \$219,900

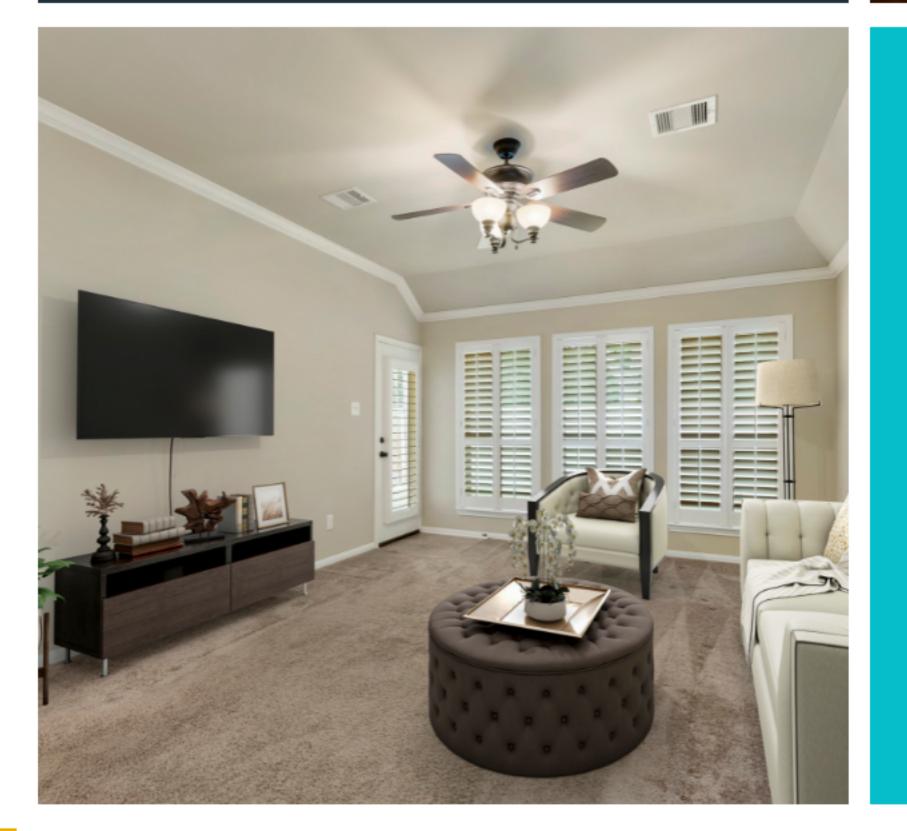


## ABOUT THIS PROPERTY

This charming 2 bedroom home is located in the fabulous Coles Crossing subdivision. Coles Crossing is one of the region's premier communities offering some of the best amenities, schools, shopping, and green space in Cypress, Texas. Amenities include neighborhood parks, swimming pools, nature trails, playgrounds, fitness clubhouse and so much more! Be sure to check out the 3-D virtual tour we have of the entire home. Please contact your agent or our office if you cannot find the virtual tour link.

2 BED





BATH

11,33,88 SQ. FT. 3,343 SQ. FT. LOT



TARL ANDERSON
Tarl Anderson Properties
LIC# 538178
m: (713) 780-8275
e: tarl@tarl.com



14027 Memorial Drive Suite 130, Houston, TX 77079

### 13530 FAWN LILY DRIVE, CYPRESS, TX, 77429

2 BD | 2 BA | 1,338 SQ. FT | 3,343 SQ. FT LOT





#### - 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.



ATM

**MEDICAL** 



PHARMACY



GAS 0.6 MI



COFFEE 0.9 мі

GROCERIES 1.9 MI



**CLEANERS** 



MOVIE THEATER 2.5 MI





#### SCHOOLS IN YOUR AREA

The assigned schools are above average for the area. There are also 11 private schools within 5 miles.



PK-5 SAMPSON ELEMENTARY SCHOOL **ASSIGNED** 



6-8 SPILLANE MIDDLE SCHOOL **ASSIGNED** 



9-12 CYPRESS WOODS HIGH SCHOOL **ASSIGNED** 





# OUTDOOR - THE GREAT OUTDOORS

This home is located near a variety of outdoor activities.

#### POPULAR



**GOLF COURSE** LONGWOOD GOLF CLUB (0.7 MILES)



PARK MAJESTIC OAKS PLAYGROUND (5.1 MILES)



DOG PARK WINCHESTER COUNTRY DOG PARK (6.2 MILES)





## **NEIGHBORHOOD EATS**

This home is located near 106 moderately priced restaurants and has an above average variety of cuisines.

#### BY CATEGORY

AMERICAN	22
FAST FOOD	20
MEXICAN	16
INTERNATIONAL	. 9
PIZZA	. 8

BARS	6
ASIAN	6
STEAKHOUSES	5
CAFES, COFFEE AND TEA	3
OTHER	11

