

Elegance and Comfort Unite: Stunning 4-Bedroom Home in Old Katy's Desirable Bartlett Community

Discover the charm of this exquisite one-story, 4-bedroom residence nestled in the highly sought-after community of Bartlett in Old Katy. With a perfect blend of elegance and comfort, this home boasts high ceilings, beautiful new tile, and numerous upgrades, all situated on a spacious 0.24 acre corner lot adorned with stately oak trees.

Key Features:

Updated Elegance: Enjoy the beauty of updated kitchen and bathrooms featuring granite and marble countertops, ensuring a modern and sophisticated living experience.

Spa-Like Primary Suite: Indulge in the primary bathroom's oversized shower, dual sinks, a stunning slipper tub, and a generously sized closet, creating a luxurious retreat within your own home.

Functional Floor Plan: The thoughtful layout includes three secondary bedrooms sharing a freshly remodeled bathroom, providing privacy and convenience for every member of the household.

Scenic Backyard: Host memorable family gatherings in the backyard, offering a perfect blend of relaxation and entertainment.

Garage with Flexibility: The spacious two-car garage not only provides ample storage but also features flexible uses, including access to a decked attic for additional storage solutions.

Additional Highlights:

- No history of flooding
- Uninterrupted power during the February 2021 cold wave
- Desirable Katy Independent School District (Katy Elementary, KJH, KHS)
- Custom built-ins in living room
- Whirlpool Dishwasher with 3rd Rack in 2022
- Furnace in 2022
- Hot Water Heater 2017
- Simplisafe System on doors and windows
- 2 Ring Doorbells
- Garage workbench and two overhead heavy-duty storage racks
- Wifi-enabled RainBird sprinkler system in front, back, side, and flower beds
- Wifi-enabled garage door openers
- Whole-home water softener and Under-sink water filter
 - Gutters installed
 - Close proximity to shopping, restaurants, and other amenities
 - NO MUD! NO HOA.

Schools: Located in the esteemed Katy Independent School District, including Katy Elementary, KJH, and KHS.

Open House Dates: Join us for an open house on Saturday, December 2 from 12-5 to experience the charm and luxury of this home firsthand.

Contact Information: For more information or to schedule a private showing, contact Randy Anderson at 713-256-1287 or randyanderson@kw.com

This is your opportunity to own a truly exceptional home in the heart of Katy. Act quickly before it's gone!