



Property *Features*

131 Lago Circle Drive, Santa Fe, Texas

INTERIOR GENERAL

- Full Home Professionally Remodeled & Updated - 2022-2023
- Two Tankless Whole-Home Water Heaters
- Zoned Central AC and Heat
- High Efficiency HVAC System
- New Lighting Fixtures throughout Downstairs Common Areas
- Luxury Engineered Wood Flooring & Tile throughout Downstairs Living Areas
- New Downstairs Paint March 2024
- 2 Primary Bedrooms Downstairs

KITCHEN

- Solid Wood Cabinetry with Soft Close Drawers and Cabinets
- Slide Out Shelves and Organizers
- Hallman 4 Burner Stainless Gas Range Cooktop w/ Griddle
- Hallman Convection Gas Oven
- Built-in Microwave to Save Counter Space
- Eat-in Breakfast Bar
- Oversized Waterfall Quartz Island w/ Built-in Cabinets
- Quartz Countertops
- Under Cabinet Lighting
- Updated Tiled Designer Backsplash
- Updated Pendant Lighting Above Island
- Recessed Lighting
- Sliding Glass Door to Outdoor Space

LIVING AREA

- Custom Drapery
- Updated Pendant Lighting
- Gas Log Fireplace
- Tray Ceiling with Recessed Lighting
- Sliding Glass Door to the Backyard Area



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PRIMARY BEDROOM/BATHROOM/CLOSET

- Vaulted Ceilings and Fresh Paint
- Beautiful Views and Sliding Private Door to the Backyard Pool Area
- Recently Updated Ensuite Bathroom with all new Finishes - 2023
- Beautiful UPC Soaking Tub
- Quartz Countertops
- Double Sinks
- Soft Close Cabinets and Drawers
- Updated Lighting
- Updated Tile Surround for Shower and Soaking Tub
- Frameless Glass Shower with Rain Head Shower and Spray Wand
- Large Walk-In Closet with Built-In Organization
- Attached Versatile Room with Extra Closet Space and Views to the Backyard
- Roman Shades on the Bathroom Windows for Privacy

LAUNDRY ROOM

- Electrical for a 2nd Refrigerator, if desired
- Oversized
- Built-in Shelves and Cabinets for Organization
- Counterspace with Sink and Water
- Utility Closet for Storage

UPSTAIRS GENERAL

- Zoned A/C and Heat
- Versatile Room that could be used as a gym, craft room, game room, media room, man cave - You name it!

BOATDOCK

- New Decking Installed - April 2024
- New Boat Lift Cabling Installed - 2023
- Electronic Roll-Down Boat Cover
- Electrical Outlets
- Water Available at the Boat Dock



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EXTERIOR - BACKYARD

- Large Extended Covered Patio Off of Living Room with Seating/Eat-in Area
- Tiled Patio Decking Throughout
- Built-in Covered Outdoor Kitchen with 5 Electronic Roll Down Storm Shutters
- Granite Countertops with Wrap-Around Bar for Guests
- Full Outdoor Kitchen Including: Refrigerator, Ice Maker Warming Drawer, Double Sink, Keg Dispenser, Gas Range Cooktop, Built-in Grill, Built-in Big Green Egg Smoker, and Under Counter Storage
- Cedar Planked Ceiling with Recessed Lighting
- Mounted TV with Electronic Roll Down Storm Shutter
- 2-Zone Backyard Audio
- Seating Area with Floor Drains
- Granite Swim-up Bar with 4 Pool Stools
- Pool House w/ Half Bathroom, Storage Closet, Enclosed Pool Equipment Room and Outdoor Shower
- Platform with Slide, Stairs & Jump Off Deck - Platform Includes Electrical (i.e. Movie Showing, DJ, etc.)
- 3 Built-in Bridges Around Pool Area for Easy Access and Nighttime Lighting
- Fire Pit with Built-in Surround Seating
- Wired for Audio/Visual Equipment
- Sun Deck in Pool with Umbrella Stands
- Lazy River Floats Full-Sized Tubes - 4 Pumps with Adjustable Speed
- Hot Tub/Spa
- Auto Water Fill for Pool
- Cascading Fountains, Bubblers and Lighting on Remote
- In-Ground Sprinkler System
- Mosquito Treatment System Throughout Backyard

NEIGHBORHOOD AMENITIES

- Gated Community with Call Box
- Four Private Connected Lakes for Skiing, Wakeboarding, Tubing, Paddleboarding, Kayaking, Swimming, Fishing etc.
- Two Public Neighborhood Docks are Available to Residents
- Waterski Ramp Available for Residents