



**\$375,000**

- Desirable Corner Lot
- Heated Pool & Spa
- Granite Countertops
- Plantation Shutters
- Updates



**1413 Hampton Lane**

**Briarmeade**

**Plano**

***Impressive Single Story Situated on Corner Lot with Heated Swimming Pool, Lush Landscaping and Mature Trees! Great Curb Appeal! Peaceful Briarmeade!***

- Brick Façade with Amazing Curb Appeal
- Walk-up Adorned with Mature Trees
- Lead Glass Inlaid Front Door
- Formal Dining offers Vaulted Ceiling, Wainscoting, Plantation Shutters & Lead Glass Inlaid Windows
- Family Room with Tray Ceiling with Inset Lighting, Brick Gas Log Fireplace with Mantel & Hearth & Built In Shelves & Cabinets
- Wall of Windows overlook Yard
- Roof/Gutters 2016
- Kitchen with Granite, Abundance of Built In Cabinetry, Under Mount Lighting, Electric Cooktop, Double Ovens and Raised Breakfast Bar
- Charming Breakfast Area with Built-In
- Den/Living Space has Vaulted, Beamed Ceiling, Wood Paneling, Wet Bar & Door to Patio
- Spacious Master Suite offers Tray Ceiling
- Updated Master Bath with Corian Counters, Separate Shower, Glass Inlaid Windows & 2 Walk in Closet
- One Split Secondary Bedroom with Walk-In & Full Bathroom with Stand-Up Shower
- Two Additional Bedrooms with Walk-Ins share a Jack & Jill Bath with Linen Closet
- Utility Room with Cabinets
- Extended Patio, perfect for Outdoor Grilling and Entertaining
- Lush Landscaped Back Yard
- BOB 8-ft Stained Wood Fence
- Sparkling Heated Pool & Spa
- 2 Car Garage, Alley Entry
- Dishwasher 2016, Ovens 2015

**4 Bedrooms / 3 Baths / 2 Living / 2 Dining / Pool & Spa / 2 Car Garage**

MLS:	14073949	Family Room:	22 x 15	Kitchen:	12 x 10	Master Suite:	16 x 14
Year:	1981	Formal Dining:	13 x 11	Breakfast:	11 x 11	Bedroom 2:	11 x 10
Square Ft:	2,631/tax	Den:	17 x 14	Utility:	8 x 5	Bedroom 3:	13 x 10
Lot Size:	0.28/acre					Bedroom 4:	14 x 11

Plano ISD: Harrington Elementary      Carpenter Middle      Clark High      Plano Senior High

\*Schools subject to verification through Plano ISD.



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REALTY

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