



**\$309,000**

- Granite Kitchen
- Private Study
- Plantation Shutters
- Cul de Sac
- Frisco Lakes Amenities

**7001 Zurich Lane**

**Frisco Lakes by Del Webb**

**Frisco**

***Charming One-Story Home with Private Study. Neutral Colors and Lots of Windows. Walking Distance to Westside Amenity Center and Clubhouse. Resort Style Living!***

- Brick and Stone Façade with Covered Porch and Landscaping
- Storm Door for Energy Efficiency
- Pre-engineered Wood Flooring Throughout Foyer, Dining and Family Rooms
- Dining Room with Chic Lighting
- Open Family Room has Ceiling Fan and Wall of Windows with View of Backyard
- Private Study w/Glass Panel Door
- Ample Linen Closets and Storage Space Throughout
- Separate Utility Room with Sink, Cabinets and Shelving
- Open Kitchen with Granite Countertop and Stainless Steel Under Mount Sink
- Tile Flooring and Diagonal Tile Backsplash
- Under Mount Lighting & Pantry
- Recent Stainless Steel Bosch Dishwasher
- Refrigerator, Washer and Dryer Remain
- Breakfast Room has Built In Desk with Granite Counter, Wood Cabinets and Drawers
- Plantation Shutters on Access Door to Covered Patio
- Spacious Master Suite with Lots of Windows and Ceiling Fan
- Double Doors Lead to Bath
- Separate Vanities and Sinks, Large Tiled Shower with Bench
- Window above Shower allows for Natural Light
- Large Walkin Closet with Shelving and Plenty of Storage Space
- Spacious Secondary Bedrooms Share Full Bath
- Rounded Corners & Neutral Colors
- Large Covered Patio
- Tankless Water Heater
- 2 Car Garage

**Description: 3 Bedrooms / 2 Baths / Family Room / Dining Room / Study / 2 Car Garage**

MLS: 13478218	Family Room: 20 x 16	Dining Room: 14 x 8	Master Bedroom: 16 x 13
Year Built: 2014	Kitchen: 14 x 10	Study: 11 x 10	2nd Bedroom: 13 x 11
Lot Size: 0.174 acres	Breakfast: 11 x 8	Utility: 8 x 5	3rd Bedroom: 13 x 11
Square Feet: 1,969/Tax			Garage: 2 Car
Schools: Little Elm ISD	Elementary School: Hackberry	Middle School: Lakeside	High School: Little Elm

**Frisco Lakes by Del Webb: Two Amenity Centers, Tennis & Bocce Courts, Two Fitness Centers and Indoor Track, Resort Style Pools, Indoor Heated Lap Pool, Paved Walking Paths, 18-hole Golf Course, Over 100 Social Clubs and Organizations**



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KELLERWILLIAMS.

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\*Schools subject to verification through Little Elm ISD. Client to confirm measurements.

