

# 3721 Topeka Trail

Heartland, TX 75126

4 

2.0 

2,086 

2 

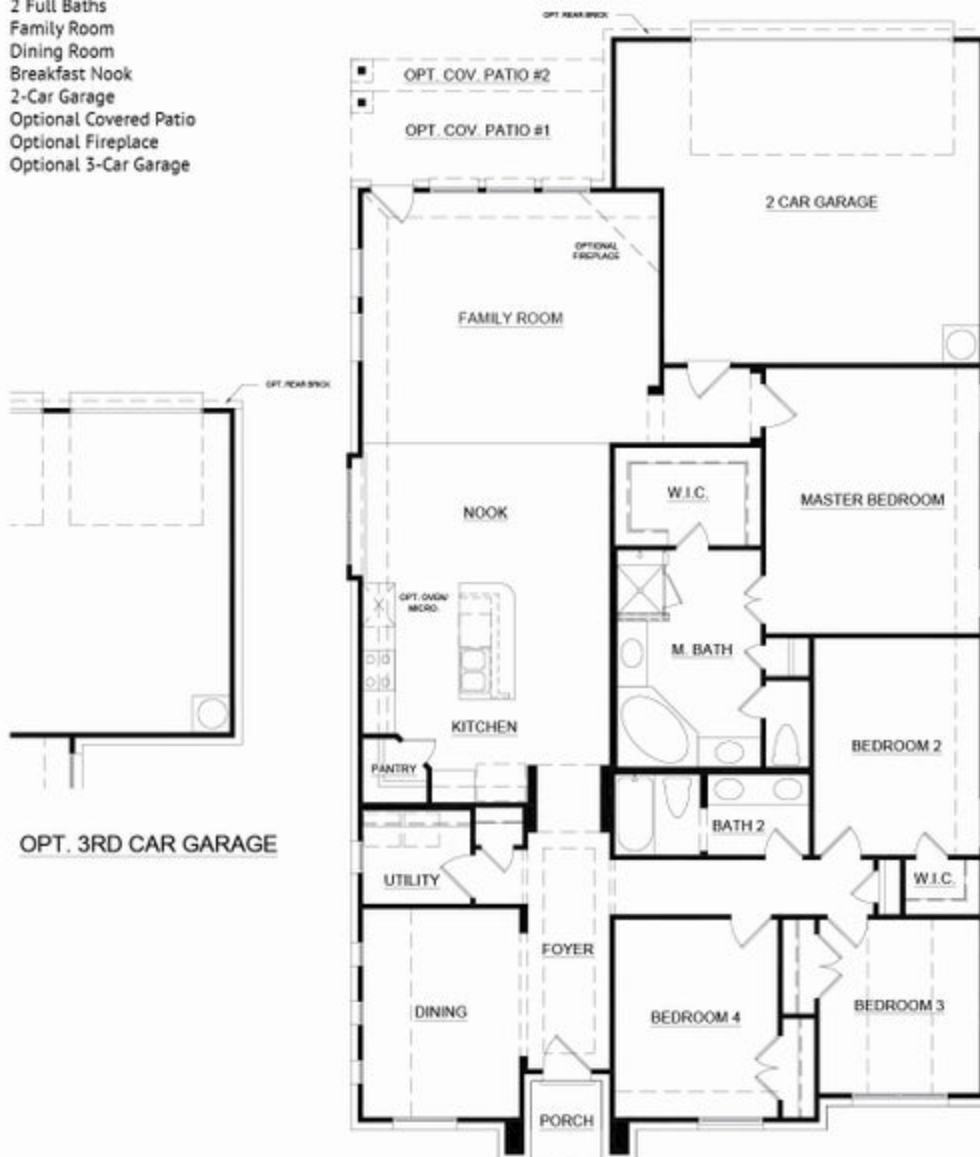


Warm and welcoming over a single sweeping level, this open-concept 4 bedroom, 2 bathroom floor plan offers bright and airy spaces suited for everyday living. Step inside from the covered porch and into the vast foyer with boxed ceilings. Wood floors flow from entry through the kitchen, nook, and family room. The foyer opens to the formal dining room, the ideal space for hosting dinner parties or enjoying quality family mealtime. Set at the heart of the home is the open-concept kitchen, making it easy for everyone to stay connected. The spacious kitchen is complete with ample counter and storage space, a large central island, stainless steel appliances, granite countertops, gorgeous cabinets, and a corner walk-in pantry. The kitchen opens to a breakfast nook with a built-in window seat, providing a sunny space to enjoy early morning coffee or for additional seating. The spacious family room features plenty of natural light, a large space for friends and family to gather, and provides direct access to the rear covered patio. Tucked away from the family room for optimal privacy is the master suite. Enjoy a large bedroom and an adjoined master bathroom, complete with dual vanities, a corner garden tub, a separate walk-in shower with a seat, and a large walk-in closet. Three additional bedrooms are all located at the front of the home, away from the living spaces making them perfect for kids or guests. All three bedrooms have access to a full bathroom with a dual sink vanity, as well as a full-sized utility room, making it easy to keep your home tidy. For added convenience, access to the two-car garage is located at the rear of the home.

## 2086 Floorplan

### CONCEPT 2086

4 Bedrooms  
2 Full Baths  
Family Room  
Dining Room  
Breakfast Nook  
2-Car Garage  
Optional Covered Patio  
Optional Fireplace  
Optional 3-Car Garage



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