

# 3705 Topeka Trail

Heartland, TX 75126

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3.0 

2,795 

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The ultimate in relaxed modern living awaits in this impeccably-designed and spacious single-family home. Spanning two levels, the layout has been crafted to offer multiple living spaces ensuring there's plenty of room for everyone to spread out and relax or entertain guests in style. Entry is via the covered porch and inviting foyer that beckons you inside to explore further. There is a study to your left with double entry doors and a bedroom with a walk in closet which has easy access to the full bathroom to the right. The open-plan wood flooring flows from the kitchen, breakfast nook and family room. The family room features an abundance of oversized windows frame which views over the yard while a door leads out to the covered patio. Love to cook? The kitchen features a walk-in pantry, stainless steel appliances, quartz countertops, beautiful white cabinets, and a center island. Also on this main level is the show-stopping master suite with a large walk-in closet and an impeccably-appointed master bath. Here, the new owner's will adore the double vanity, garden tub, private toilet and walk-in shower with a seat. A two-car garage and a utility room complete this lower level ensuring absolute convenience and functionality. The upper level is centered around a large game room promising endless hours of fun for people of all ages. Two bedrooms are perched on this level, both with walk-in closets and easy access to a full bath. This truly is a comfortable and contemporary home you can make your own.



## CONCEPT 2795

- 3 Bedrooms
- 2 Full Baths
- 1 Powder Bath
- Breakfast Nook
- Dining Room
- Study
- Family Room
- Game Room
- 2 Car Garage
- Optional Covered Patio
- Optional Fireplace
- Optional Master Retreat ILO Dining Room
- Optional Bedroom 4 with Bath 3 ILO Study and Powder
- Optional Study ILO Dining Room



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