

# 125 Mockingbird Hill Drive

Joshua, TX 76058

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Whether you want to entertain guests, come together as a family, or simply find a quiet space to retreat, this open-concept floor plan has a space for everyone. Step inside from the covered front porch and the expansive foyer with boxed ceilings welcomes you to the formal dining room and the double-door study.

Connected by a butler's pantry, the open-concept kitchen is set in the heart of the home. With ample storage and counter space, stainless steel appliances, beautiful cabinets, a large walk-in pantry, a central island and quartz countertops. The kitchen opens to a breakfast nook with a built-in window seat, a perfect space for enjoying early morning coffee or for additional seating.

As you step into the family room, you're immediately struck by the sunlight streaming in through the windows. But the real showstopper is the stunning tile fireplace that commands attention from the moment you walk in. And if you need some fresh air, you can easily step out onto the rear-covered patio directly from the family room, where you can relax and take in the beauty of your surroundings.

The spacious master suite is set back from the living spaces, providing parents optimal privacy and relaxation at the end of each day. The adjoined master bathroom is complete with a dual sink vanity, a separate walk-in shower with a seat, a large corner garden tub, and a huge walk-in closet.

Two enchanting bedrooms, adorned with their own luxurious walk-in closets, create an idyllic haven for children or guests. Effortlessly connected to a pristine full bathroom and a spacious utility room, these bedrooms effortlessly enhance the overall tidiness and functionality of your home. As an extra touch of exclusivity and convenience, an inviting hallway gracefully beckons from the front of the home, offering direct access to a captivating two-car garage.



