



# 10606 Burgundy Berry Way

BRYAN, TX 77845

Yaupon Trails Community



PRICE:

~~\$343,900~~

**\$329,900**

 1,855 Ft<sup>2</sup>

 3 Bedrooms

 2 Bathrooms

 2 Car Garage

If charm and elegance are what you're looking for – Welcome home! A favorite of many, the 1818 has several features that make it stand out from the rest. From the moment your eyes catch the stunning exterior, you're captivated. Interior features include dual living areas to use as you choose, a large kitchen with granite-topped island that is open through the dining and living room, stunning windows flowing with natural light, an optional study alcove, and a spacious primary suite. Stylecraft's selections round out everything that make this floor plan so special.

Additional Options Included: Stainless Steel Appliances, a Head Knocker Cabinet in the Primary Bathroom, a Level 2 Decorative Tile Backsplash, Integral Miniblinds in the Rear Door, Additional LED Recessed Lighting, Under Cabinet Lighting, Pendant Lighting in the Kitchen, a Single Basin Kitchen Sink, and an Upgraded Shower in the Primary Bathroom





