

# \$299,990 - 928 Nodding Nixie, Seguin

MLS® #1550285

## \$299,990

4 Bedroom, 3.00 Bathroom, 2,294 sqft  
Residential on 0.14 Acres

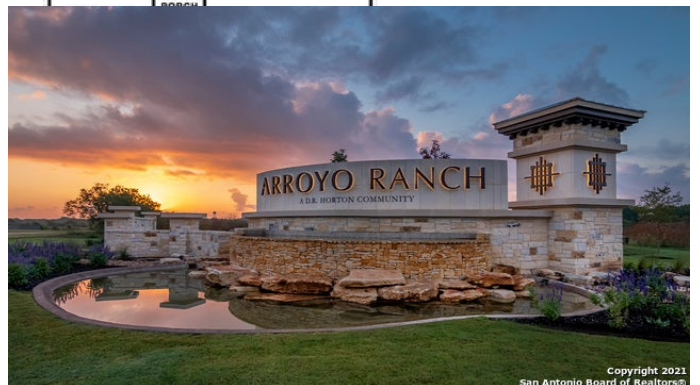
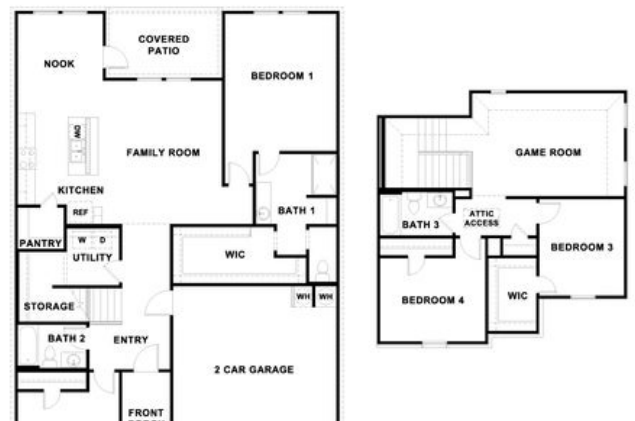
ARROYO RANCH, Seguin, TX

The Naples is a two-story floor plan offering 2,294 sq. ft. of living space across 4 bedroom, 3 bathrooms and a gameroom. Walk through the long entry into a spacious open family room. The family room is open to the kitchen and dining area perfect for entertaining. The kitchen features 36" cabinets, granite countertops, 4" granite backsplash, stainless steel appliances and a large kitchen island. One secondary bedroom is downstairs along with the main bedroom, bedroom 1. The main bedroom, bedroom 1, offers a walk in shower and large walk in closet. Upstairs you will find two secondary bedrooms, a full bathroom along with a gameroom. This home also includes a covered patio, professionally landscaped and irrigated yard complete with Bermuda sod. This home includes our HOME IS CONNECTED base package which includes the Alexa Voice control, Front Door Bell, Front Door Deadbolt Lock, Home Hub, Light Switch, and Thermostat.

Built in 2021

## Essential Information

MLS® #	1550285
Price	\$299,990
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,294



Acres	0.14
Year Built	2021
Type	Residential
Sub-Type	Single Family Detached
Style	Two Story
Status	Pending

### Community Information

Address	928 Nodding Nixie
Subdivision	ARROYO RANCH
City	Seguin
County	Guadalupe
State	TX
Zip Code	78155

### Amenities

Amenities	Pool
Parking	Two Car Garage, Attached
Pool	None

### Interior

Interior	One Living Area, Eat-In Kitchen, Island Kitchen, Walk-In Pantry, Game Room, Utility Room Inside, Secondary Bedroom Down, Open Floor Plan, Laundry Main Level, Walk in Closets, Attic - Radiant Barrier Decking
Appliances	Washer Connection, Dryer Connection, Self-Cleaning Oven, Microwave Oven, Stove/Range, Disposal, Dishwasher, Smoke Alarm, Pre-Wired for Security, Electric Water Heater, Solid Counter Tops, Carbon Monoxide Detector, City Garbage service
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	2
Stories	2

### Exterior

Exterior	Brick, 1 Side Masonry
Exterior Features	Covered Patio, Privacy Fence, Sprinkler System, Double Pane Windows, Has Gutters
Roof	Composition
Construction	New

Foundation	Slab
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### **School Information**

District	Seguin ISD
Elementary	Vogel Elementary
High	Seguin

### **Listing Details**

Listing Office	D.R. Horton Austin
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