

# **\$349,500 - 808 Hamilton Lane, Georgetown**

MLS® #7931675

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## **\$349,500**

2 Bedroom, 2.00 Bathroom, 1,318 sqft  
Residential on 0.15 Acres

Sun City Nbrhd 64, Georgetown, TX

Built like a fortress, the gorgeous stone Covered Patio is party-ready and the rolling greenbelt views are amazing at this choice Sun City Texas Noir Coast with easy access to the upcoming amenities center and shopping along Williams Drive. Inside, crown molding rims the ceiling of the Foyer, off of which resides the cheerful Open Kitchen with gleaming stainless steel appliances, which include gas cooking and a handy raised dishwasher. Granite counter tops are lighted with under-mount illumination, while the crisp white cabinets add their timeless appeal. A Pantry Closet and fun "extra" storage create a wonderful cooking experience. Abundant space resides for a Breakfast Area, where windows overlook the landscaped front yard. Meanwhile, another Dining area is located in the Great Room, where rich crown molding and a lofty tray ceiling add airy good looks. Transom windows in the Dining portion of the Great Room add natural lighting, while the hearty floors add the look of wood floors. Quietly separated from the Guest Bedroom and Guest Bath, the Primary Bedroom offers another crowned tray ceiling and views of the fenced and private back yard setting, while the en suite Bath touts dual vanities, a roomy shower, and a Walk-In Closet. The Laundry Room flaunts efficient wire-rack shelving for added storage. But, the real treat is that Patio!

What a fabulous spot to have wine with friends and discuss important stuff, like where are we going on that next vacation? Even if



you are not Car Guy you will be blown away by the Two-Car Garage. It is simply a work of art filled with thoughtful and STURDY storage for any hobby or need. Linger there and let it soak in!

Built in 2015

### **Essential Information**

MLS® #	7931675
Price	\$349,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,318
Acres	0.15
Year Built	2015
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract

### **Community Information**

Address	808 Hamilton Lane
Subdivision	Sun City Nbrhd 64
City	Georgetown
County	Williamson
State	TX
Zip Code	78633

### **Amenities**

Utilities	Cable Connected, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected, Underground Utilities
Features	Common Grounds/Area, Clubhouse, Curbs, Dog Park, Fitness Center, Fishing, Golf, Lake, Library, Playground, Park, Pool, Planned Social Activities, Putting Green, Restaurant, Sport Court(s), Shopping, Sidewalks, Deck/Porch, Game Room, Street Lights
Parking	Attached, Door-Single, Garage, Lighted, See Remarks, Storage, Inside Entrance
# of Garages	2

View	Park/Greenbelt, Hills
Waterfront	None

### Interior

Interior	See Remarks, Tile
Appliances	Dishwasher, Disposal, Gas Range, Gas Water Heater, Microwave, Plumbed For Ice Maker, Self Cleaning Oven, Stainless Steel Appliance(s), Vented Exhaust Fan
Heating	Central, Natural Gas
# of Stories	1
Stories	One

### Exterior

Exterior Features	Exterior Steps, Private Yard, Rain Gutters
Lot Description	Landscaped, Moderate Trees, Sprinklers Automatic, Sprinklers In Ground
Roof	Composition, Shingle
Construction	Brick Veneer, Masonry
Foundation	Slab

### School Information

District	Georgetown ISD
Elementary	NA_Sun_City
Middle	NA_Sun_City
High	NA_Sun_City

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