



## 2311 Sweet Almond Drive

### Upgrades and Features

- David Weekley “Augustine” floor plan (4-bedroom, 3.5-bathroom, study, and media)
- 4 car garage located on a cul-de-sac lot
- Sparkling heated pool with extended decking
- Waterfront lot with iron gate
- Outdoor kitchen with grill and refrigerator
- Custom landscaping and full sprinklers
- Cathedral Ceilings with wooden beams in family and primary bedroom
- Dramatic slider from family room to outdoor living
- Water softener
- Extended luxury vinyl plank floors-carpet in bedrooms and media
- Spacious Island kitchen with oversized island with quartz counters, double ovens, custom tile backsplash, walk-in pantry
- 8-foot doors and solid wood front door with peek-a-boo door
- Exterior soffit outlet boxes (2)
- Whole home audio/video 5.1 theatre pre-wire
- Fantastic Jordan Ranch amenities