

Special Features & Additional Information

5102 Hidden Brook Ln., 77573



Property Features: Structural/Mechanical

- One owner - Meticulously maintained
- Roof replaced - 2021
- HVAC: 4 ton, 3 ton AC units and furnace replaced - 2022
- Pool replaster, tile work, spa heater and slide - 2023
- 20x40 pool is chlorine and professionally maintained weekly
- Gutters with leaf guard

Property Features: Interior

- Fresh paint interior and exterior in 2023
- Cabinetry painted - 2025
- Plantation Shutters
- Luxury Vinal Plank flooring down stair and carpet upstairs - 2018
- Appliances staying - 2023

Property Features: Exterior

- Oversized 15,577 SF. lot
- Cul-de-sac, quiet street with no back neighbors
- Fence with gates - 2019

Area/Community Amenities

- Magnolia Creek Golf Course Community - 27-hole course with a clubhouse the Lone Pine Grill, with social, and dining memberships.
- Recreation Center features: multiple community swimming pools (including a resort-style pool and children's pool) and well-equipped workout room.
- 26-acre park with hiking and biking trails, scenic ponds, and playgrounds.

Insurance: Coming Soon (not in a floodplain/zone)

This information has been provided by the seller as a courtesy only. Insurance costs will vary due to multiple factors. All buyers should obtain a home inspection, insurance quotes and verify all information independently.



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