



Leah Oliver Christman

Home Highlights

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(832)444-2669

5713A Larkin Street

This contemporary three-story home at 5713A Larkin St, Houston, TX 77007 is a residence in the heart of Cottage Grove. Built in 2017, this light-filled, open-concept home showcases high ceilings, a thoughtfully designed layout, and a chef-inspired kitchen with stainless steel appliances and modern finishes throughout. The home offers a private balcony and a fenced front yard, providing inviting outdoor spaces, while the spacious third-floor primary suite serves as a spa-like retreat with a soaking tub, dual vanities, and a generous walk-in closet. Ideally located just minutes from I-10 with quick access to Downtown, Memorial Park, and the Heights, this home combines comfort with exceptional convenience in one of Houston's most vibrant inner-loop neighborhoods.

Property Highlights & Specs

- Bedrooms: 3
- Bathrooms: 3 Full + 1 Half
- Living Area: ~2,032 sq ft
- Lot Size: ~1,488 sq ft
- Year Built: 2017
- Stories: 3
- Parking: Attached 2-Car Garage
- HOA: Low annual fee that covers entry gate and front yard maintenance
- Interior Features: Open floorplan, high ceilings, abundant natural light
- Community: Cottage Grove gated community of free-standing contemporary homes with easy access to local amenities and convenient highway access

Area Snapshot

- Neighborhood: **Cottage Grove** - Rapidly growing inner-loop community featuring modern homes and a low-maintenance, urban lifestyle.
- Prime location with quick access to I-10, Memorial Park, the Heights, and Downtown Houston.
- Nearby trails, parks, and walkable amenities enhance everyday living.

**Per Seller*

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Restaurants & Dining

- Elliot's Table – Cozy neighborhood bistro in Cottage Grove known for its creative, chef-driven menu and intimate dining experience.
- Porto Vino Italian Restaurant – Cozy neighborhood favorite serving classic Italian dishes, fresh pasta, and a welcoming atmosphere perfect for casual dinners and date nights.
- Homestead Kitchen & Bar – Located in M-K-T Heights, this locally loved spot offers a well-rounded brunch menu with Southern, Tex-Mex, and Cajun influences in a stylish, walkable setting.
- Postino Heights – Trendy and social brunch destination known for its bruschetta boards, wine, and relaxed patio atmosphere.

Bars & Breweries

- Down the Street – Walkable Cottage Grove staple with a laid-back neighborhood feel, strong drinks, and a loyal local crowd.
- Heights Bier Garten – Popular Heights beer garden with a massive selection of beers on tap, plus a lively outdoor patio with fire pits and a social atmosphere.

Entertainment & Culture

- M-K-T Heights – Vibrant outdoor destination blending shopping, dining, and green space with regular community events, pop-ups, and live entertainment.
- White Oak Bayou Greenway Trail – Just minutes away, this scenic trail offers miles of paved paths for biking, running, and walking with beautiful skyline views and easy neighborhood access.

Ready to tour your next dream home?

Don't miss this move-in ready, modern home in a prime location.

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