

# *15606 Cascading Brook Way*

- ☞ 2-story home in Fairfield Chappell Ridge*
- ☞ 4 spacious bedrooms, 2.5 bathrooms*
- ☞ All bedrooms upstairs*
- ☞ 2-car detached garage with an automatic door opener*
- ☞ Formal living room with custom barn doors*
- ☞ Formal dining room with crown molding, picture frame wainscoting and an updated light fixture*
- ☞ Beautiful island kitchen features granite countertops, tile backsplash, stainless steel appliances, gas cooktop and window above the sink*
- ☞ Family room includes a gas log fireplace with tile surround and backyard views*
- ☞ Primary bedroom with crown molding, ceiling fan and an en-suite bathroom*
- ☞ Primary bathroom includes dual granite vanities, jetted tub and frameless shower*
- ☞ Spacious upstairs secondary bedrooms with ceiling fans and large closets*
- ☞ Full upstairs bathroom with a dual sink granite vanity and a tub/shower combination with a glass enclosure*
- ☞ Private backyard with an expansive patio and plenty of room for a pool*
- ☞ Leveled backyard and landscaped 2025*
- ☞ Replaced fence 2023*
- ☞ Sprinkler system*
- ☞ Replaced kitchen and dining light fixtures 2021*
- ☞ Replaced toilets 2021*
- ☞ New hot water heater 2025*
- ☞ Zoned to highly acclaimed CFISD schools, elementary and middle schools are within the community*
- ☞ Community amenities include Fairfield Athletic Club, pools, splash pads, clubhouse, tennis/pickleball courts, basketball courts, parks, trails and more*