



20307 Gray Yearling Trail

Tomball, Texas, 77377

4/5 BEDS | 3 BATHS | 2,269 SQFT | \$430,000

Modern, light filled home with a desirable split floor plan offering both privacy and comfort. Open concept kitchen, living, and dining spaces ideal for everyday living and entertaining. Fresh interior paint throughout for a move in ready feel.

Situated in a master planned community with lakes, pool, fitness center, parks, dog park, and walking trails. Convenient access to Grand Parkway 99 and Highway 249. Zoned to Tomball ISD and just minutes from Vintage Park and Houston Premium Outlets.



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Community Highlights

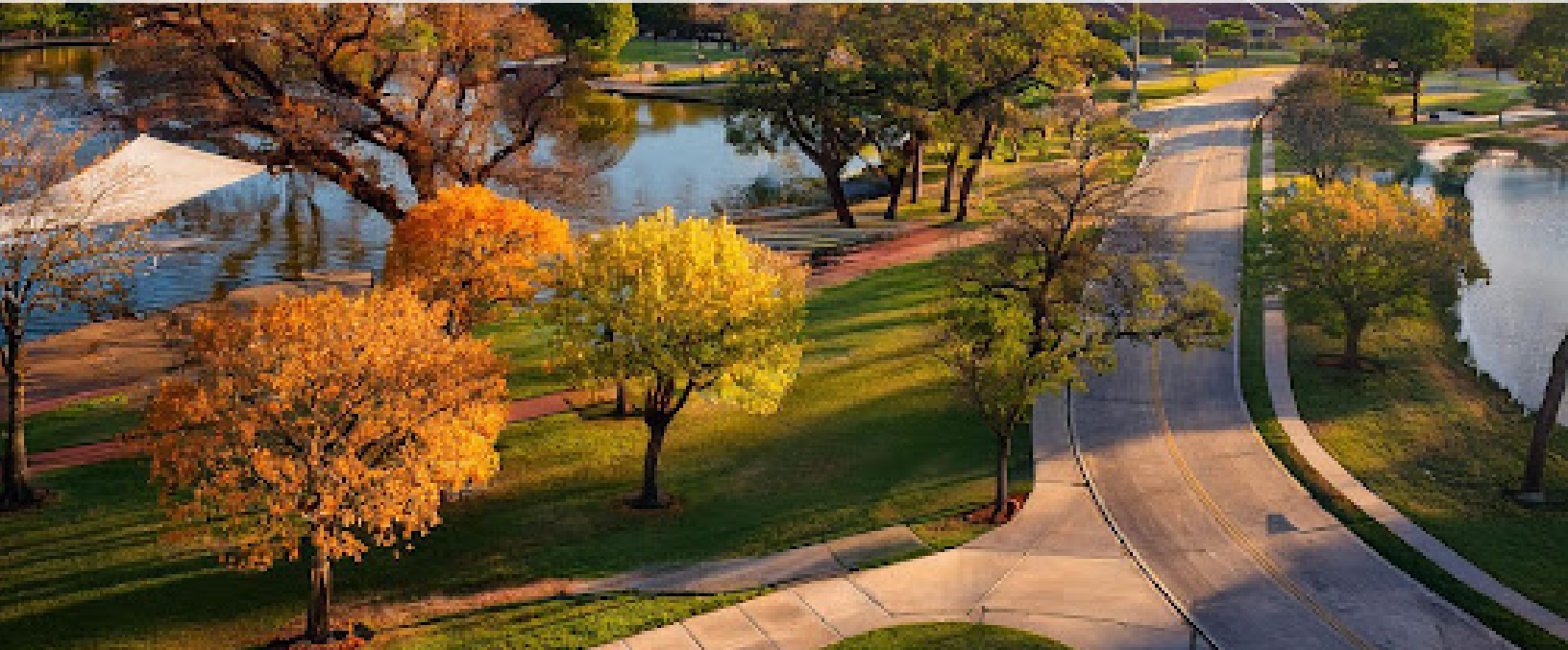
- **500+ acre master planned community with new construction homes**
- **Resort style amenities including pool, clubhouse, fitness center, and event spaces**
- **Scenic lakes, walking trails, and green spaces throughout the community**
- **Dog park, playgrounds, and family friendly outdoor areas**
- **Beautiful setting with mature oak trees and natural surroundings**
- **Built by reputable builders like Perry Homes and Beazer Homes**
- **Rich equestrian history with a unique, upscale community feel**
- **Easy access to Grand Parkway 99, Highway 249, and Highway 290 for commuting**
- **Minutes to The Woodlands, Cypress, Tomball, and Magnolia**
- **Close to shopping and dining at Vintage Park and Houston Premium Outlets**
- **Near outdoor spots like Kleb Woods Nature Preserve for trails and nature**
- **Zoned to highly rated Tomball ISD**
- **Short drive to major retail, grocery, and everyday conveniences**





NEIGHBORHOOD GUIDE

Your new home is close to all the essentials and popular spots.
Here are a few of our top recommendations in the area.



Restaurants

- Every-Bellies
- Bamburger
- Old Tomball BBQ
- Heirloom Cafe & Market
- Graze



Shops + Essentials

- HEB
- Target
- Kroger
- Premium Outlets
- Vintage Park
- Sprouts Farmers Market



Bars + Coffee

- Honor Society Coffee Co.
- Manna Bread from Heaven
- ReBar Café
- Just Love Coffee Café
- Paradigm Brewing Company



Activities

- Kleb Woods Nature Preserve
- Cinemark Tomball & XD
- Burroughs Park
- Main Street Tomball (Old Town)



Health + Wellness

- Heal Wellness Lounge
- Saha Yoga & Wellness House
- HOTWORX Tomball
- New Life Wellness & Medical Spa
- Luxe Beauty & Wellness



Salons + Services

- Blo Blow Dry Bar
- Boardroom Styling Lounge
- Venetian Nail Spa
- Drybar



This is not intended to solicit a currently listed home.
Information is deemed reliable, but not guaranteed.





MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

Total Approx. Floor Area / 2,269 SQ FT

Lot Size / 7,215 SQ FT



Located in a master-planned community, amenities include lakes, a pool, gym, pickleball courts, parks, a dog park, and walking trails.





WE BELIEVE IN BUILDING LONG-TERM RELATIONSHIPS BASED ON TRUST, INTEGRITY, AND EXCEPTIONAL CUSTOMER SERVICE. WE GO ABOVE AND BEYOND TO EXCEED EXPECTATIONS AND ENSURE THAT OUR CLIENTS' GOALS ARE NOT ONLY MET BUT SURPASSED.



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