

Veronica Lozada Sierra  
832-546-7038

**kw** SIGNATURE  
KELLERWILLIAMS REALTY

## UPGRADES & HIGHLIGHTS

ADDRESS: 4207 Scarlett Sage Court, Katy, Texas, 77494

- 13,031 sq ft lot on a cul-de-sac with no back neighbors
- Walking distance to TOMPKIN HIGH SCHOOL
- Tiki kitchen with the grill tapped into a natural gas line -no propane!
- Pool resurfaced with stonescapes mini pebbles
- Patio deck refinished and sealed
- Back landscaping and lighting
- 4 ample bedrooms + office/studio + media room or flex room
- 3 complete bathrooms + 1 half bathroom
- Stunning high ceilings with a striking double-height family room.
- Convenient open concept design with main bedroom downstairs
- Media room with a walk-in closet, it can be a 5<sup>th</sup> bedroom if needed
- Refrigerator, washer and dryer included
- 3-car detached garage with extra space
- The cooktop is electric, but gas is available so it can be easily changed
- 2 secondary bathrooms upstairs
- Walking distance to Kroger shopping center
- Zoned to sought after Katy ISD
- Easy access to Grand Parkway 99 and I10



Veronicals@kw.com