

INVESTOR HOTLIST PROPERTY #QST-19298

FATE, TEXAS

\$240,000 | 4 BEDS | 2 BATHROOMS | 2 CAR GARAGE | 2003 SQUARE FEET



View Online: <http://www.viewlisting.info/85693>
For Instant Photos: Text 267343 To 415-877-1411

Classic foyer leads past bedrooms and a formal study/office opens up to a massive kitchen and great room area. In this 4-bedroom, 2-bath design, the kitchen showcases a large island overlooking the open concept family room. Stylish kitchen amenities such as GE® stainless steel appliances, espresso colored cabinets and quartz countertops complement The Wi-Fi CERTIFIED™ Smart Home Design's internet and automation (no dead spots). The breakfast nook includes a window seat, and the sumptuous master suite offers a master bath with lavish features.



This home is located in a new, fast-growth area (north of Forney). Prices are lower, rents are same, but get more house!

Recommend add 3 optional ceiling fans to secondary bedrooms for enhanced rental readiness (+\$600, post-closing).



- Brick, Fenced, Landscaped, Irrigation System
- Granite Countertops & Chef's Island
- Radiant Barrier Roof & Programmable Thermostat
- PEX Plumbing
- Garage Door Opener, 2" Blinds, Ceiling Fans
- LVT Plank Flooring (better than laminate)
- Rental-Ready with Tenant Desired Features
- In Fast, New Growth Area



AGENT INFORMATION

David Krebsbach
P: (972) 704.9991
License # 0497101
davidk@quadstarteam.com
www.QuadStarTeam.com

**The QUAD STAR Team proudly
brokered by: Fathom Realty, LLC**
5000 Eldorado Pkwy, ste 150-124
Frisco, TX 75033

ABOUT DAVID KREBSBACH

The Quad Star Team

**Buy, Sell or Invest - we'll help you make
your Move!**

First, WELCOME to our property website. Hope you enjoy the overview...

Who We Are:

We are a turn-key, full-service, Texas-licensed REALTOR® team dedicated to helping you get a great deal or a better net price compared to lesser-valued discount sources with hidden fee...

□ □ Disclaimer: All information deemed reliable but not guaranteed.