

Features & Upgrades

29836 WOODSONS EDGE WAY

Exterior:

- Classic Craftsman-style elevation
- Brick and wood-shingle exterior
- Covered front porch
- Wood front door with frosted-glass inserts
- Covered rear patio with ceiling fan
- Pergola
- Professionally landscaped front and back yards
- Separate storage shed
- 2-car attached garage
- Garage ceiling storage shelving

Interior:

- Single-story floor plan; 3-bedroom, 2-bath layout
- Wood-look flooring throughout main living areas
- Open-concept living, dining & kitchen
- Large arched opening connecting living, dining & kitchen
- Distinctive blue accent wall
- Geometric wood accent wall in hallway
- Contemporary finishes throughout
- Utility room with shelving and clothing rods
- Front door & entry light updated in 2024
- Smart thermostat
- Floored attic space for additional storage
- Thoughtfully updated by the current owner, an interior designer, with a focus on cohesive finishes, lighting, and everyday functionality

Kitchen:

- Blue lower cabinetry with white upper cabinets
- Granite countertops
- White herringbone backsplash
- Center island with seating
- Pendant lighting over island, updated in 2024
- Double sink
- Stainless-steel appliances; upgraded smart cooktop/oven, dishwasher, and microwave in 2024

Living & Dining:

- Open connection between living, dining & kitchen
- Wood-look flooring
- Large arched architectural opening
- Easy flow for everyday living and entertaining
- Living room ceiling fan updated in 2024
- Dining room light fixture updated in 2024

Primary Suite:

- Wood-look flooring
- Spacious walk-in closet
- Built-in closet shelving
- Dual bathroom sinks
- Separate soaking tub
- Separate shower

Secondary Bedrooms & Bath:

- Two secondary bedrooms
- Secondary bath with tub/shower combination
- Wood-look flooring in one secondary bedroom
- Convenient hallway access
- Three-bedroom layout offers potential for guest room, home office, hobby space, or other everyday needs

Systems & Major Components:

- Built in 2018 by Highland Homes
- High-efficiency HVAC reported by builder
- Energy Star appliances reported by builder
- Low-E, insulated windows reported by builder
- Spray foam insulation reported by builder
- Radiant attic barrier reported by builder
- HERS/home energy rating reported by builder

2024 Updates:

- Cooktop/oven
- Smart oven
- Dishwasher
- Microwave
- Front door
- Entry light
- Living room ceiling fan
- Dining light
- Kitchen pendant lights

Wrights Landing Features & Location:

- Community pool
- Splash pad
- Parks
- Playground
- Walking trails
- Dog park
- Convenient access to Grand Parkway 99
- Easy access to I-45
- Convenient access to Hardy Toll Road