



1246 TRACE DRIVE

1246 TRACE DR, HOUSTON, TX 77077

\$689,500

150 Years

JOHN D WOOD & CO.

London, Country & International Property

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Approximately 3,577 sf of well-designed living space offers views of the outdoor pool area from nearly every room downstairs. Located just minutes from Terry Hershey Trails, this home provides easy access to outdoor recreation and nature. Featuring four bedrooms, three and one-half baths, a living room w/wood floors, a fireplace, built-in bookcases, a wet bar, and a recent roof replacement. The high-ceilinged entry highlights the brick-tile floors running through the entry, dining, and kitchen areas. The open floor plan seamlessly connects the living areas, allowing for a fluid and functional flow. The kitchen boasts ample cabinetry and hardwood finishes that exude elegance.

Cooling: Central A/C,
Fireplace Count: 1 Fireplace,
Garage Count: 2 Car Garage,
Pool Description: Pool,
Sewer: Public,
Water: City Water

\$689,500



The space is designed for both form and function. Elegant architectural details, such as crown molding and intricate trim work, add a touch of sophistication to the overall aesthetic. The private outdoor features a pool/waterfall, offering the perfect deck space for relaxation and gatherings.



