



For Sale on Market

**\$498,000**

Call 7138558804 Today!

## 1107 BEALL LANDING CT, HOUSTON, TX 77008

3 BEDS, 2 FULL & 1 HALF BATH(S)

Located in the heart of Shady Acres within a gated community, this charming two story home features 3 bedrooms, a private study, and 2.5 bathrooms with timeless finishes. You'll find glistening hardwood floors all throughout the 1st floor, arched doorways, and crown molding that add warmth and character to the space. The kitchen is designed for both functionality and entertaining, featuring granite countertops, ample cabinetry, and a breakfast bar that opens up to the living areas. The thoughtfully designed layout includes a spacious upstairs family room and split bedroom floor plan, offering both comfort and privacy. The primary suite serves as a relaxing retreat with a spa-like ensuite bath and two generous size walk in closets. Enjoy a covered patio and low maintenance turf yard, perfect for easy outdoor living. Prime location just minutes from all the dining, shopping, and entertainment that The Heights has to offer. All home appliances will stay, making this home move in ready!

### GENERAL DESCRIPTION

- Subdivision:** Gardens/Shady Acres Amd P
- Property Type:** Single-Family
- Bedrooms:** 3
  - Baths:** 2 Full & 1 Half
  - Stories:** 2
  - Garage:** 2 / Attached
  - Style:** Traditional
- Year Built:** 2014
- Building Sqft:** 2,697 / Appraisal District
- Lotsize:** 2,512 / Appraisal District
- Maintenance Fee:** \$2,331 / Annually
- Market Area:** Heights/Greater Heights
- MLS# / Area:** 21627728 / 9



Get in touch  
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**TRUSS**  
REAL ESTATE

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Visit <https://www.har.com/21627728> for more information