



**For Sale** on Market

# \$449,900

Call 7138840322 Today!

## 3400 O'BRIEN CIR, WACO, TX 76708

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

This charming 3-bedroom, 2.5-bath home offers a perfect blend of comfort and unique features that make it truly special. As you step inside, you are greeted by a warm and inviting atmosphere, with an inviting layout that flows seamlessly from room to room. The large kitchen is a standout feature, boasting ample counter space and modern appliances, making it a chef's dream. It adjoins a comfortable dining room, perfect for family gatherings and entertaining friends. For leisure and fun, the game room provides a fantastic space for relaxation and entertainment, equipped to cater to your favorite activities. Step outside to discover a sparkling pool and hot tub that invites you to unwind and enjoy the beautiful surroundings. The picturesque views create a tranquil backdrop, making this outdoor space an ideal retreat for both relaxation and social gatherings. Overall, this home is a perfect sanctuary, designed with comfort and enjoyment in mind, ready to welcome you into a lifestyle of ease and pleasure. Conveniently located to Lake Waco. Just a bike ride or walk to the Lake Waco dam trails.

### GENERAL DESCRIPTION

- Subdivision:** Landon Branch
- Property Type:** Residential - Single Family
- Bedrooms:** 3
- Baths:** 2 Full & 1 Half
- Stories:** 2
- Garage:** 2 / Attached
- Year Built:** 1974
- Building Sqft:** 2,889 /
- Lotsize:** 20,835
- MLS# / Area:** NTREIS-21062103



Presented By  
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**Listing Broker**  
Weichert, Realtors – The Eastland Group

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Visit <https://www.har.com/NTREIS-21062103> for more information