

Coming Soon on Market

**\$289,000**

Call 8325269693 Today!

## SINGLE-FAMILY, 4 BEDS, 2 FULL BATH(S)

447 Castlebar is located in the established Woodforest Subdivision and ready for new owners! This floor plan offers a formal dining room, formal living, 4 full bedrooms, 2 full bathrooms, eat-in kitchen, living room with fireplace, covered back patio, detached garage, new flooring, fresh interior/exterior paint, updated lighting, kitchen, and bathrooms. Beyond the cosmetic updates, the sellers have invested significantly in the home's long-term integrity including foundation repairs with a transferable warranty, upgraded drainage with French drains, gutters, roof replacement in 2021, driveway replacement, and extensive plumbing upgrades including PEX water lines. This is a rare opportunity to own a move-in ready home where the major systems and costly improvements have already been addressed. Schedule your private showing today.

### GENERAL DESCRIPTION

**Subdivision:** Woodforest Sec 07

**Property Type:** Single-Family

**Bedrooms:** 4

**Baths:** 2 Full

**Stories:** 1

**Garage:** 2 / Detached

**Style:** Traditional

**Year Built:** 1964

**Building Sqft:** 2,064 / Appraisal District

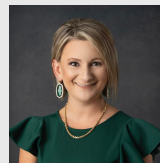
**Lotsize:** 10,062 / Appraisal District

**Maintenance Fee:** \$250 / Annually

**Market Area:** North Channel

**Key Map:** 497C

**MLS# / Area:** 14857804 / 2



Get in touch  
**Traci Hernandez**

8325269693



**Origen Realty**  
2816916177

447 Castlebar Ct, Houston, TX 77015

Visit <https://www.har.com/14857804> for more information