



# 216 Comanche Trail

ALVARADO, TX 76009

**SUNSET RIDGE**

ROSE II FLOOR PLAN

PRICED AT

~~\$532,521~~ **\$512,000**

**3557**  
SQUARE FEET

**5**  
BEDROOMS

**4.0**  
BATHROOMS

**2**  
CAR GARAGE

Available October 2025



The Rose II at Sunset Ridge in El Alvarado is a stunning two-story home featuring 5 bedrooms, 4 full bathrooms, a game room, media room, study, and a spacious open-concept design. From the welcoming covered porch, step through the 8-foot front door to find a bedroom with an adjacent full bath—perfect for guests or multi-generational living. A large laundry room provides family convenience, while the elegant horizontal open-railing staircase leads you past the foyer into the expansive family room. Here you'll find vaulted ceilings, charming window seats, and a striking floor-to-ceiling tile fireplace with a gas starter. The deluxe kitchen is both stylish and functional, offering quartz countertops, a large island, and seamless flow into the breakfast nook with built-in cabinetry and window seating. The first floor also includes a private study and a luxurious primary suite with its own sitting area, plus a spa-inspired bath featuring dual vanities, a garden tub, a separate shower, and a spacious walk-in closet. Upstairs, a large game room opens to a media room and three secondary bedrooms—two connected by a Jack-and-Jill bath—and another full bath providing plenty of space for family and guests. Additional highlights include laminate wood flooring in the main living areas, a deep two-car garage, a covered back patio, and a beautiful brick-and-stone exterior. The Rose II blends elegance, comfort, and functionality for modern family living. Come see the Rose II at Sunset Ridge in El Alvarado and discover why this thoughtfully designed home is the perfect fit for your family.

