



381 Paddle Boat Drive

GRANBURY, TX 76049

ABE'S LANDING

ROSE FLOOR PLAN

PRICED AT

~~\$551,148~~ **\$515,290**

3360

SQUARE FEET

5

BEDROOMS

4.0

BATHROOMS

2.5

CAR GARAGE

Under Contract



The Classic Series Rose floor plan is a two-story home with 5 bedrooms and 4 bathrooms, offering a spacious and versatile layout ideal for modern living. Situated on an interior lot with a charming brick and stone façade, metal fencing, and two exterior uplights that enhance its curb appeal, this home features a 2.5-Car Garage and a striking 8' Front Door that welcomes you inside. The open kitchen is thoughtfully designed as a Deluxe Kitchen with all gas stainless steel appliances, painted cabinets with hardware, under-cabinet lighting, Granite counters, pot and pan drawers, and a wood vent hood—all centered around an expansive island perfect for entertaining. The large family room is highlighted by soaring vaulted ceilings and opens to a covered porch, while elegant Laminate Wood floors run throughout the main living areas. Bed 5 and Bath 4 are conveniently located at the former Study, providing additional flexibility. The Primary Suite features an ensuite bath and a walk-in closet, and the upstairs game room offers additional living space for relaxation or play. Practical additions like upper cabinets in the laundry room and a mud room enhance functionality. Residents of Abe's Landing enjoy access to exceptional community amenities including a clubhouse, playground, pool, and more. Contact us or visit our model home in Abe's Landing for more information about making this home yours.

