

\$799,900 - Lot 34 High Meadow Trail, Franklin

MLS® #25001719

\$799,900

4 Bedroom, 3.00 Bathroom, 3,018 sqft

Residential on 1.77 Acres

Other, Franklin, TX

Exceptional New Construction Home with Low 1.14% Tax Rate & No HOA! Welcome to The Meadows at Old Hickory Grove—Franklin's newest premier rural subdivision, where tranquility meets modern convenience. This picturesque community offers the perfect blend of privacy & accessibility, with high-speed internet & stunning wooded landscapes. Happy Houses of Texas proudly presents The Brooke plan - A beautiful farmhouse style home will offer 4 bedrooms, 3 bathrooms with a study, flex dining space, game room, a mudroom, 2 car garage & an opportunity to customize the floor plan to perfectly suit your lifestyle & needs! Nestled on a sprawling 2.07-acre wooded lot, The Brooke showcases high-end designer finishes with an open-concept kitchen & living area with tons of natural light including a vaulted ceiling in the living & a gorgeous fireplace that serves as the focal point for cozy evenings. The chef's dream kitchen boasts quartz countertops, custom cabinetry, and commercial-grade appliances.. The lavish primary suite features an oversized walk-in closet & a spa-like en-suite bath with dual vanities, a huge walk-in shower, & freestanding tub. Need a shop? No Problem! We have many shop plans to choose from that can be added. While proposed for Lot 12, it can be built on any of the 40+ available lots, many featuring stunning mature oaks and cedars. Call today to make this dream home yours and receive a detailed list of materials, features, and finishes!



Built in 2025

Essential Information

MLS® #	25001719
Price	\$799,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	3,018
Acres	1.77
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Style	Farmhouse
Status	Active

Community Information

Address	Lot 34 High Meadow Trail
Area	Robertson
Subdivision	Other
City	Franklin
County	Robertson
State	TX
Zip Code	77856

Amenities

Utilities	Electricity Available, High Speed Internet Available, Propane, Septic Available, Underground Utilities, Water Available
Parking	Attached, Garage
# of Garages	2

Interior

Interior	Laminate, Tile, Vinyl
Interior Features	Quartz Counters, Breakfast Area, Ceiling Fan(s), Dry Bar, Kitchen Exhaust Fan, Kitchen Island, Walk-In Pantry
Appliances	Built-In Gas Oven, Cooktop, Dishwasher, Disposal, Microwave, Water Heater, ENERGY STAR Qualified Appliances, Tankless Water Heater
Heating	Central, Gas, Propane

Cooling	Central Air, Ceiling Fan(s), Electric
Fireplace	Yes
Fireplaces	Gas, Wood Burning
# of Stories	1
Stories	One

Exterior

Windows	Low-Emissivity Windows
Roof	Composition
Foundation	Slab

School Information

District	Franklin
----------	----------

Additional Information

Days on Market	264
----------------	-----

Listing Details

Listing Agent	Jamie Prejean
Listing Office	CENTURY 21 Integra

The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. The data is deemed reliable but is not guaranteed accurate by the MLS. Listing information is provided by Bryan-College Station Regional MLS.