

\$298,000 - 3502 Dill Court, Bryan

MLS® #25004956

\$298,000

3 Bedroom, 2.00 Bathroom, 1,578 sqft
Residential on 0.20 Acres

Sage Meadow, Bryan, TX

AVAILABLE SEPTEMBER 2025. The Rochester is a 3 Bed/ 2 Bath plan that is situated on one of the last oversized cul-de-sac lots and has everything you could need, in an efficient use of space while not sacrificing any functionality or design. Updated fixtures, quartz counter tops, stainless steel appliances, beautiful vinyl wood plank flooring and selections that are customizable to fit any budget make this home a dream. With the primary bedroom tucked away in the rear of the house, you will have your own private get away and features double quartz vanity, super shower with a frameless glass enclosure, and private toilet room. Other details that make this home special are an island with bar stool seating, ample kitchen cabinet storage, primary bedroom and bathroom that are secluded from the other bedrooms, large living area and open concept. The option to swap the linen closet for a separate shower, while keeping the bathtub can be considered as an upgrade.



Built in 2025

Essential Information

MLS® #	25004956
Price	\$298,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2

Square Footage	1,578
Acres	0.20
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Active

Community Information

Address	3502 Dill Court
Area	B16
Subdivision	Sage Meadow
City	Bryan
County	Brazos
State	TX
Zip Code	77803

Amenities

Amenities	Maintenance Grounds
Utilities	Cable Available, Electricity Available, High Speed Internet Available, Sewer Available, Trash Collection, Water Available
Features	Patio
Parking	Attached, Garage
# of Garages	2
Garages	Garage Door Opener

Interior

Interior	Carpet, Vinyl
Interior Features	Quartz Counters, Smart Home, Window Treatments, Ceiling Fan(s), Kitchen Island, Programmable Thermostat
Appliances	Built-In Electric Oven, Dishwasher, Electric Water Heater, Disposal, Microwave, ENERGY STAR Qualified Appliances, Water Heater
Heating	Central, Electric
Cooling	Central Air, Ceiling Fan(s), Electric
# of Stories	1
Stories	One

Exterior

Exterior Features	Sprinkler/Irrigation
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Lot Description	Cul-De-Sac
Windows	Low-Emissivity Windows
Roof	Composition, Shingle
Construction	Brick, HardiPlank Type
Foundation	Slab

School Information

District	Bryan
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Additional Information

Days on Market	175
HOA Fees	300
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Melissa O'bannon
Listing Office	Hometown Realty

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