

# \$483,572 - 3706 Panola Park, College Station

MLS® #25008417

**\$483,572**

4 Bedroom, 3.00 Bathroom, 2,120 sqft  
Residential on 0.15 Acres

Mission Ranch, College Station, TX

BUILDER INCENTIVES AVAILABLE! Step into "The Lavender" floor plan, beautifully designed in the sought-after Mission Ranch community. The open-concept layout features luxury vinyl plank flooring, quartz countertops, and a designer kitchen with a built-in spacious island. The living room centers around a stunning wood-burning fireplace with a custom mantle, creating the perfect space for cozy evenings. A covered back patio extends your living space outdoors, ideal for entertaining or relaxing especially relaxing! The home also offers a flex/study room for added versatility, along with a large soaking tub in the primary suite for a spa-like retreat. With elegant finishes throughout and a thoughtful layout, this home blends style, comfort, and functionality in every detail. (Photos are of the actual house and the actual stage of construction)

Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | 25008417  |
| Price          | \$483,572 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 2,120     |
| Acres          | 0.15      |



|            |                         |
|------------|-------------------------|
| Year Built | 2025                    |
| Type       | Residential             |
| Sub-Type   | Single Family Residence |
| Style      | Traditional             |
| Status     | Active                  |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 3706 Panola Park |
| Area        | 116              |
| Subdivision | Mission Ranch    |
| City        | College Station  |
| County      | Brazos           |
| State       | TX               |
| Zip Code    | 77845            |

### Amenities

|              |                                                                                              |
|--------------|----------------------------------------------------------------------------------------------|
| Amenities    | Maintenance Grounds, Pool                                                                    |
| Utilities    | Electricity Available, Natural Gas Available, High Speed Internet Available, Water Available |
| Features     | Fitness, Playground, Pool                                                                    |
| Parking      | Attached, Garage                                                                             |
| # of Garages | 2                                                                                            |
| Pool         | Community                                                                                    |

### Interior

|                   |                                                                                                            |
|-------------------|------------------------------------------------------------------------------------------------------------|
| Interior          | Carpet, Tile, Vinyl                                                                                        |
| Interior Features | Quartz Counters, Sound System, Wired for Sound, Window Treatments, Ceiling Fan(s), Dry Bar, Kitchen Island |
| Appliances        | Dishwasher, Gas Range, Gas Water Heater, Microwave                                                         |
| Heating           | Central, Gas                                                                                               |
| Cooling           | Central Air, Electric                                                                                      |
| Fireplace         | Yes                                                                                                        |
| Fireplaces        | Wood Burning                                                                                               |
| Stories           | Two                                                                                                        |

### Exterior

|                 |              |
|-----------------|--------------|
| Lot Description | Trees        |
| Roof            | Composition  |
| Construction    | Brick Veneer |

Foundation                      Slab

**School Information**

District                      College Station

**Additional Information**

Days on Market              78  
HOA Fees                      1783  
HOA Fees Freq.              Annually

**Listing Details**

Listing Agent                Jennifer Fredericks  
Listing Office                Inhabit Real Estate Group

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