

\$930,000 - 3213 Pinyon Creek Drive, Bryan

MLS® #25010900

\$930,000

4 Bedroom, 4.00 Bathroom, 2,764 sqft

Residential on 0.31 Acres

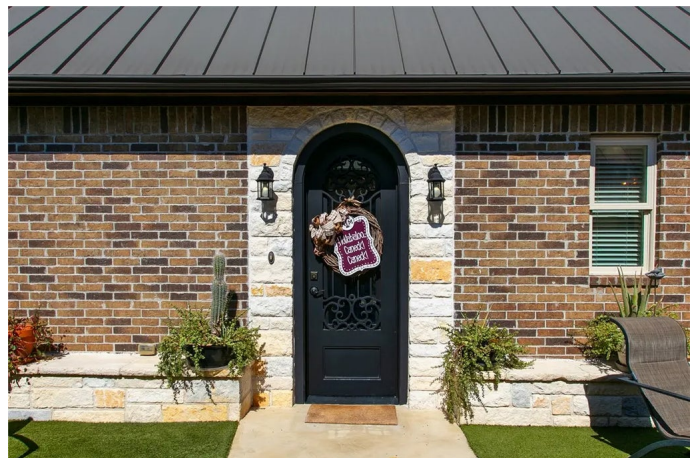
The Traditions, Bryan, TX

Welcome to this beautifully appointed 4-bedroom, 3.5-bath home, perfectly situated on a spacious 0.31-acre lot. Additional highlights include a 2-car garage plus a dedicated golf cart garage, offering plenty of storage and convenience. Enter the front door through a peaceful courtyard oasis featuring a cozy fireplace and a serene water fountain, making it your personal retreat. Thoughtfully designed with an open-concept, split floor plan, this home combines comfort, functionality, and luxury in every detail. One of the bedrooms serves as a private guest suite with its own separate entrance, ideal for friends and family. Step inside to find rich wood flooring throughout, with elegant tile in the bathrooms, and granite countertops enhancing the kitchen. The seamless flow of the open concept living area is perfect for everyday living and entertaining alike. Outdoors, the home truly shines! The backyard is an entertainer's dream, complete with a ThermoSpa pool for year-round relaxation, a custom outdoor kitchen, a built-in sound system, and multiple TVs for game days or movie nights. A dense canopy of trees provides ample privacy from backyard neighbors.

Built in 2013

Essential Information

MLS® # 25010900



Price	\$930,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,764
Acres	0.31
Year Built	2013
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Active

Community Information

Address	3213 Pinyon Creek Drive
Area	B18
Subdivision	The Traditions
City	Bryan
County	Brazos
State	TX
Zip Code	77807

Amenities

Amenities	Maintenance Grounds, Management
Utilities	Natural Gas Available, High Speed Internet Available, Phone Available, Sewer Available, Underground Utilities, Water Available
Features	Deck/Porch, Golf, Patio, Pool, Tennis Court(s)
Parking	Attached, Front Entry, Garage, Garage Faces Side
# of Garages	2
Garages	Garage Door Opener
Pool	Community

Interior

Interior	Tile, Wood
Interior Features	French Door(s)/Atrium Door(s), Granite Counters, Sound System, Wired for Sound, Window Treatments, Ceiling Fan(s), Dry Bar, Kitchen Island, Walk-In Pantry
Appliances	Built-In Gas Oven, Double Oven, Dishwasher, Disposal, Gas Range, Microwave, Refrigerator, Tankless Water Heater, Wine Cooler, Water

	Heater, Dryer, Water Purifier, Washer
Heating	Central, Gas
Cooling	Central Air, Ceiling Fan(s), Electric
Fireplace	Yes
Fireplaces	Gas, Gas Log
# of Stories	1
Stories	One

Exterior

Exterior Features	Fire Pit, Sprinkler/Irrigation, Outdoor Kitchen
Lot Description	Trees Large Size, Trees, Wooded
Roof	Metal
Construction	Brick, Stone

School Information

District	Bryan
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Additional Information

Days on Market	16
HOA Fees	975
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Rebecca Dark
Listing Office	Greenprint Real Estate Group

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