



# *1226 Rowan Drive*

Georgetown, TX | 3 Bedrooms, 2 Bathrooms, 3,096 Square Feet





Experience an immaculately-maintained home with a wide-open floor plan at this charming Georgetown abode. Soaring doorways and ceilings give the interior a spacious, yet comfortable feeling, while tons of windows throughout allow an abundance of natural light to flow inside. As the living room seamlessly connects to the gourmet kitchen and bright dining room, entertaining has never been easier. Adorned with all the bells and whistles, your resident chef will swoon for the gourmet kitchen with granite countertops, under-cabinet and recessed lighting, farmhouse sink, expansive island with eat-in breakfast bar, walk-in pantry and more. Savor the peace and quiet of a spacious master retreat with bay windows, spa-like ensuite and every woman's dream closet. An upstairs bonus room is flexible for anything your heart desires: game room, media room, kid's playroom, etc. Relish time outside on the covered patio, convert the ample yard space into a pool and enjoy the prime location within walking distance to a park and McCoy Elementary school and just a short drive to Lake Georgetown, H-E-B and Georgetown Square.



*Holly Hogue, Realtor®*

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Holly is passionate about her clients, and she believes that thoroughly representing her clients means a true understanding of their expectations, desires, and "must-haves." She's a natural at relationship-building and is dedicated to pleasing and protecting her clients. Holly is life-driven and subscribes to the philosophy that work should be fun.



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