

# Motivated Seller



## This Home Checks ALL the Boxes-I ncluding NO FLOOD

Resort Living-Much Sought After Lago Mar Community

12610 Pirate Bend Dr , Texas City TX 77539

MLS:28802130    PRICE:\$268,800.00

Bedrooms: 3  
Full Baths: 2  
HOA: yes  
Parking: 4 Cars  
Floors: 1

Subdivision: Lago Mar  
Year Built: 2017  
Lot Size: 5306  
Sqft: 1695

### PROPERTY FEATURES:

- Central A/C
- Tile floor
- Dining room
- Stove/Oven
- Stainless steel appliances
- Central heat
- Family room
- Dishwasher
- Microwave
- Laundry area - inside
- Walk-in closet
- Living room
- Refrigerator
- Granite countertop
- Yard

### OTHER FEATURES:

- NO FLOOD
- Resort-Style pools
- 2 Fitness Centers
- AMENITIES INCLUDED:
- Kids Splash Pad
- Restaurants
- 12-Acre Crystal Lagoon
- Trails & Parks
- Pickleball Crt Coming Soon!

### PROPERTY DESCRIPTION:

NO FLOOD(x-zone)-3BR Open Concept Chefs Kitchen-Living/Family Rm. Granite counters-center island brkfst bar+pantry-High Ceilings-Primary BR w/walk-in closet, double vanity, garden size soaker tub, separate shower. HOA includes all amenities of the 12-acre Crystal Lagoon, resort-style pools, splashpad, trails, two fitness centers-Soon Pickleball Crt

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