

Features List:

332 Meadow Lake Dr. • Seguin, TX 78155

Waterfront & Exterior:

- 100' Retaining Wall /Bulkhead
 - Sidewalk
 - Aluminum Dock Ladder
- (2) Covered Back Porches
 - Lower and Upper Level
 - Ceiling Fan
 - Outdoor Wet Bar
 - Private Shower
 - Built-In Sound System
- Spacious Uncovered Patio
- Special Yard Lighting
- (2) 10' Gates and a Pedestrian Gate at Property Entrance
 - Keypad
- Fully Fenced
- Oversized All-Concrete Driveway
- Mature Trees
- Oversized Garage
 - Large Enough for Mid-Sized Boat / RV
- Sprinkler System – Entire Yard
- Professional Landscaping

Interior:

- Specialty Low-E Windows
 - Casement Installed to Catch Lake Breeze
- Cork Floors
- Solar Blinds
- Custom Storage Solutions
- High-End Light Fixtures
- Built-In Sound System
- Halogen Recessed Lights

Living Room:

- Vaulted Ceilings
- Second Floor Balcony Access
- Feature Wall
 - Specialty Porcelanosa Spanish Tile

Kitchen:

- Stainless Steel Appliances
- Granite Countertops
- Tempered Glass Bar
- Built-In Kitchen Aid Drawer Refrigerator
- Built-In Drawer Style Dishwasher
- Bosch Chimney Style Range Hood

Bathroom:

- Restoration Hardware Vanity and Medicine Cabinet
- Outdoor Access
- All-Tile Shower with Rain Shower Head

Additional Features Include:

- New AC Installed (American Standard) – 5/2022
 - Wi-Fi Thermostat
- Deep Well with Pressure Tank
- RV Outlet at Gate Entrance
- Deck/Bar Constructed from Composite Materials
- Large Septic to Accommodate 4 Baths & 2 Kitchens
- Closed Foam Cell Insulation Under House