




# 1918 Viva Road

BRYAN, TX 77807

[Edgewater Community](#)

-  1,841 Ft<sup>2</sup>
-  3 Bedrooms
-  2 Bathrooms
-  2 Car Garage

**Some images shown may be from a previously built Stylecraft home of similar design. Actual options, colors, and selections may vary. Contact us for details!**

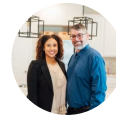
If charm and elegance are what you're looking for – Welcome home! A favorite of many, the 1818 has several features that make it stand out from the rest. From the moment your eyes catch the stunning exterior, you're captivated. Interior features include dual living areas to use as you choose, a large kitchen with granite-topped island that is open through the dining and living room, stunning windows flowing with natural light, an optional study alcove, and a spacious primary suite. Stylecraft's selections round out everything that make this floor plan so special.

Additional options included: Additional cabinet in both bathrooms, stainless steel appliances, vented microhood, additional LED recessed lighting, decorative tile backsplash, and integral miniblinds in rear door









# 1818

## FLOOR PLAN



Building Envelope  
48'-0" x 39'-0"

**HEATED SQUARE FOOTAGE**  
1 SIDE BRICK: 1841 SQ FT  
3 SIDE BRICK: 1884 SQ FT  
4 SIDE BRICK: 1895 SQ FT

**INCLUDED IN THIS PLAN**  
1 COACH LIGHT  
GUTTERS AT BACK DOOR  
WHEN THERE'S NO PORCH  
42" CABINETS



**LOCATE:**  
1 PHONE OUTLET  
5 TV OUTLETS  
(1 PER BEDROOM, 1 IN LIFESPACE  
AND 1 IN LIVING ROOM)

OPTIONS MAY VARY. DISCRETION ADVISED. 7/26/22 - VERSION 4.0

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