






# 2022 Markley Drive

BRYAN, TX 77807

Edgewater Community



-  1,825 Ft<sup>2</sup>
-  3 Bedrooms
-  2 Bathrooms
-  2 Car Garage

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 you see the 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 master suite.

Additional options included: stainless steel appliances, decorative backsplash, integral blinds in rear patio door, and additional LED recessed lighting

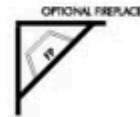




## 1818 FLOOR PLAN



Building Envelope  
68'-0" x 37'-0"



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

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