



\$299,500

- Lush Landscape
- 19' x 11' Sunroom
- Vaulted Ceilings
- Large Family Room
- 2 Car Garage



1506 Potomac Drive

Marlborough Square

Richardson

***Charming Single Story with Lush Landscaping in Quiet Neighborhood!
Great Location! Near Shopping, Schools & Parks!***

- Brick Façade with Covered Front Porch
- Walk-up Adorned with Mature Shade Tree
- Formal Dining offers Crown Molding & Chandelier
- Spacious Family Room with Gas Log Brick Fireplace, Wet Bar, Wood Paneling & Vaulted Ceiling with Wooden Beams
- Game Room, Great space to Relax
- Full Bath, off Game Room, with Stand-up Shower
- Kitchen with Vaulted Ceiling with Wooden Beams, Under Mount Lighting & Pantry
- 4 Burner Electric Cooktop, Built In Microwave, Oven & Stainless Steel Vent-A-Hood
- Charming Breakfast Area
- Master Bedroom has Tray Ceiling with Crown Molding & Split Master Baths
- Both have Vanities, One has Stand-up Shower and other has Sunken Tub, Share Large Walk-In
- 2 Secondary Bedrooms, Great Storage
- Full Bath with Dual Sinks
- 19x11 Sunroom with Sliding Doors to the Backyard
- Utility has Built-In Cabinets & Gas & Electric Connections
- Large Grassy Backyard
- Wooden Fence
- Oversized 2 Car Garage, Rear
- 18 SEER Humidity Control A/C & Furnace 2017
- Repainted Exterior 2012
- Replaced Water Heater 2012

3 Bedrooms / 4 Baths / 2 Living / 2 Dining / Sunroom / 2 Car Garage

MLS:	13919924	Family Room:	20 x 14	Kitchen:	9 x 12	Master Suite:	16 x 16
Year:	1978	Formal Dining:	11 x 11	Breakfast:	10 x 7	Bedroom 2:	11 x 11
Square Ft:	2,412/appl	Utility:	5 x 5	Game Room:	12 x 16	Bedroom 3:	10 x 11
Lot Size:	0.21/acre	Sunroom:	19 x 11				

Richardson ISD: Springridge Elementary Liberty Jr High Berkner High

*Schools subject to verification through Plano ISD.



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