



\$ 309,900



1236 Martin St, Mason, TX 76856

- » Beds: 3 | Baths: 1 Full, 1 Half
- » MLS #: 1311016
- » Single Family | 1,140 ft² | Lot: 10,454 ft²
- » More Info: [1236MartinSt.IsForSale.com](https://www.facebook.com/tjgirardrealtor)



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Experience the allure of 1236 Martin Street, an exceptional residence situated within a tranquil neighborhood in MSN, TX. This property seamlessly integrates comfort with contemporary design, presenting an ideal living environment. The home's exterior features a sophisticated light-colored wood siding complemented by a classic brown shingle roof, creating an inviting first impression. Upon entry, an open-concept living space unfolds, distinguished by recessed lighting and a harmonious blend of warm wood-tone and resilient laminate flooring. The gourmet kitchen is meticulously designed, offering pristine white cabinetry, sleek countertops, a stylish subway tile backsplash, and a suite of gleaming stainless steel appliances, including a dishwasher, gas range, microwave, and refrigerator. A central kitchen island with a breakfast bar enhances both functionality and aesthetic appeal. Bedrooms are appointed with rich hardwood flooring and ceiling fans, ensuring optimal comfort. The well-appointed bathrooms feature elegant white vanities and ample storage. A dedicated utility space and pantry area provide tiled flooring, a gas water heater, and convenient stacked washer/dryer appliances. Throughout the residence, integrated built-in features provide practical and efficient storage solutions. The exterior is equally impressive, featuring a welcoming covered porch adorned with patterned tile and rustic wood accents. The

