



# 9912 Boxelder Drive

Fort Worth, TX 76036

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Welcome to your new home where modern design meets traditional living with a sophisticated separation of living spaces and sleeping accommodation. Perfect for families or those who like to host guests, this single-level open-concept floor plan boasts large entertaining areas while ensuring parents enjoy privacy with a secluded master retreat.

Step inside from the covered front porch and the foyer with boxed ceilings welcomes you into your home. Just off the foyer are the flex room and the formal dining room, open spaces where family and friends can gather.

Continue the open-concept kitchen, a space designed to be the hub of the home. With ample storage and counter space, stainless steel appliances, a curved island, a walk-in corner pantry, white cabinets, and granite countertops. The kitchen opens to a breakfast nook with a built-in window seat, a sunny space to enjoy early morning coffee or additional seating. The breakfast nook also provides direct access to the rear covered patio, an ideal space for enjoying your home outdoors.

Open to the kitchen and breakfast nook is the spacious family room with a tile fireplace, an area designed to bring friends and family together. The exclusive master suite is set back from the family room, providing parents optimal privacy and relaxation at the end of each day. Enjoy a large room with vaulted ceilings and a built-in window seat. The adjoined master bathroom is complete with a dual sink vanity, a separate walk-in shower with a seat, a large garden tub, and a spacious walk-in closet.

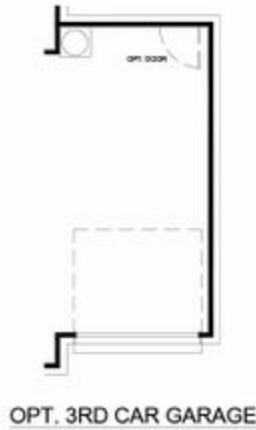
Two additional bedrooms are housed in their own wing, making them perfect for kids or guests. Both bedrooms have easy access to a full bathroom, as well as a full-sized utility room, making it easy to keep your home tidy.





## CONCEPT 1991

- 3 Bedrooms
- 2 Full Baths
- Family Room
- Dining Room
- Breakfast Nook
- Flex Room
- 2-Car Garage
- Optional Fireplace
- Optional Covered Patio
- Optional Study ILO Flex Room
- Optional 3-Car Garage



OPT. STUDY ILO FLEX ROOM



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