



# 210 Shady Bank Way

JOSEPHINE, TX 75173

**WAVERLY ESTATES**

CYPRESS II FLOOR PLAN

PRICED AT

**\$501,367****2459**  
SQUARE FEET**4**  
BEDROOMS**3.0**  
BATHROOMS**3**  
CAR GARAGE

Presenting Bloomfield's Cypress II, a modern haven of comfort and elegance where natural light floods the open 4-bedroom, 3-bath layout through floor-to-ceiling windows. As you enter, you're greeted by a Study with glass French doors, leading to a large Family Room and an upgraded Deluxe Kitchen, complete with Quartz countertops, custom cabinets, and stainless steel appliances. Stylish wood laminate floors seamlessly flow throughout living spaces, creating an inviting atmosphere. The expansive Primary Suite serves as a serene retreat, offering a garden tub, separate shower, and walk-in closet. Two additional bedrooms are conveniently located downstairs, while the upstairs Game Room provides versatile space along with Bedroom 4 and Bath 3. Enhancing both style and functionality, the home includes a covered porch, blinds, a gas drop on the patio for grilling, and an 8' custom front door. Beautiful brick and stone elevation, along with an oversized backyard, creates a stunning setting for gatherings. Stop by Bloomfield at Waverly Estates to learn more!

