

Check out this jewel in Fort Worth!



Reasons that you'll regret if you let this property pass...

Features & Upgrades:

Fantastic curb appeal & move-in ready! Open floorplan w stylish lighting, wood flooring & granite grace this home. Immaculate kitchen with matching appliances (range, microwave, dishwasher, refrigerator); granite counters, tile backsplash; lots of quality cabinets; breakfast bar; & pantry. Large Master bedroom; Master bath has garden-tub & shower with tile & accents, huge walk-in closet, & private toilet. Floorplan offers living; kitchen; separate dining; separate utility w shelving; 3-beds.2-baths; & 2-car garage w extra shelving! Covered patio makes a great entertainment area to enjoy the large landscaped back yard. Subdivision has immediate access to hwy 820 & 130 with restaurants & entertainment nearby. So many features - a must see!

MLS: <https://matrix.ntreis.net/matrix/shared/JBPN3cN7znc/920IonaDrive>

Virtual Tour, photos, & 3d-walkthrough: <https://www.seetheproperty.com/326715>

Structural:

- Energy efficiencies – ceiling fans in multiple rooms; dual pane windows throughout;
- (2013) SEER 13 / 410-A HVAC system
- (2013) 25-yr dimensional roof

Outside

- Amazing curb appeal with brick home and landscaping in front & back yard;
- Covered porch (front)
- Covered patio (back) '14 x 16'
- Partially guttered
- Irrigation (sprinkler) system – full yard

General

- Separate Laundry/Utility room [with shelving & storage space]
- Upgraded flooring – engineered wood in living & dining; new carpet in Master bedroom; tile flooring
- Ceiling fans & window blinds throughout

- Whole yard sprinkler system

Kitchen

- Lots of granite counter space with amazing tile backsplash – great for meal prep & entertainment
- New sink & fixture;
- New black/SS microwave & matched appliances (range, microwave, dishwasher, refrigerator - negotiable);
- Large separate pantry with shelving.

Master Bedroom/bath

- Garden tub and separate shower
- Shower has tile with decorative tile surround
- Granite-look counters with modern sinks & fixtures; tile flooring;
- Large 9'x6' walking closet with shelving and abundant storage
- Ceiling fan & blinds

Location:

- [Fort Worth ISD](#) - good schools; Lowery Road Elementary; Handley MS; Eastern Hills HS
- Minutes from [Cobblestone Trail Park](#); Sam's Club, Walmart, and lots of restaurants nearby (Eastchase Pkwy)
- Minutes from [nearby employers](#), Bell Helicopter, L3 Technologies, GM, Lockheed, BNSF, NAS FW JRB, and many other major employers in the DFW area; [top employers in Keller](#)

Exclusions: water softener, curtains; shelving in garage conveys; negotiable items: refrigerator, washer & dryer, bbq grill



920 IONA DRIVE, FORT WORTH, TX 76120

THE GREAT OUTDOORS

This home is located near a variety of outdoor activities.

POPULAR

	GOLF COURSE	2.8 MILES
	WATERCHASE GOLF COURSE	2.8 MILES
	DOG PARK	5.1 MILES
	RIVER LEGACY PARKS	5.1 MILES
	PARK	8.1 MILES
	CAPP SMITH PARK	8.1 MILES

45 PARKS WITHIN 10 MILES

31 GOLF COURSES WITHIN 10 MILES

3 DOG PARKS WITHIN 10 MILES

ListReports

DISCLAIMER: The information in this report is from third-party sources and its accuracy cannot be guaranteed.

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CONVENIENT

This home is in a convenient area. Some daily errands in this location require a car and most major services are within 2 miles.

0.9 MILES	1 MILE	1.4 MILES	1.4 MILES	1.5 MILES
2.8 MILES	2 MILES	1.5 MILES		

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Send your offer today!