



115 LARSEN LN
SCROGGINS, TX 75480



\$1,195,000



3,008 sqft



4 beds



3 baths

DESCRIPTION

Fantastic home in Twin Coves Subdivision on Lake Cypress Springs. Perfectly positioned on a beautiful lot at the cusp of a quiet cove, the property offers stunning main lake views and a serene waterfront setting. Step inside to find a bright, open floor plan with floor-to-ceiling windows that frame the gorgeous lake views. The spacious living area features a charming rustic rock fireplace and French doors that lead out to an oversized patio, ideal for relaxing or entertaining. The kitchen is beautifully updated with granite countertops, stainless steel appliances, and a large island that offers ample space for cooking and gathering. The primary suite is conveniently located on the main level and includes an en-suite bathroom with modern finishes. A second oversized guest room with its own full bath is also located on the main floor. Upstairs, you'll find a secondary living area, two additional bedrooms, and a full bath—perfect for guests or family. The outdoor space is a true highlight, with a detached garage, generous patio areas, and a one-stall boathouse just steps from the home. An additional interior lot is included. This property is being sold mostly furnished, making it an exceptional opportunity to step into lake living with ease. A rare and fantastic deal on a beautiful waterfront lot!

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21208873

YEAR BUILT: 1997

COUNTY: Franklin (TX)

TRACT OR SUBDIVIION: Twin Cove Estate

LIST DATE: 03/15/2026

CENTURY 21

Judge Fite Company

800.451.8055

AREA:

SQUARE FEET: 3,008

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 0

ACRES: 1.1

LOT SIZE (SQFT): 47,916

INTERIOR FEATURES

FIREPLACE:

- WoodBurning

FLOOR COVERINGS:

- Carpet
- Hardwood
- Tile

APPLIANCES:

- Dishwasher
- ElectricRange
- Microwave
- Refrigerator

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

PARKING:

- Garage

LOT DESCRIPTION:

- RetainingWall

ROOF TYPE:

- Metal

YARD/GROUNDS:

- BoatSlip

POOL TYPE:

- None

FOUNDATION:

- PillarPostPier

UTILITIES

HEATING/COOLING:

- Central

UTILITIES:

- SepticAvailable

ADDITIONAL PROPERTY DETAILS

AMENITIES:

- GraniteCounters
 - HighSpeedInternet
 - KitchenIsland
 - OpenFloorplan
 - VaultedCeilings
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LISTED BY: Nicole Anderson 

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BROKERED BY: Anderson Elite Realty