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PARKER REALTY HOME & LAND, LLC

2304

Highland Forest Drive

WAXHAW · NORTH CAROLINA · 28173

5

BEDROOMS

5.5

BATHS

6,049

SQUARE FEET

3

CAR GARAGE

0.44

ACRES

2005

BUILT

Set on a quiet pond lot where water is the view from nearly every gathering space, 2304 Highland Forest Drive pairs enduring brick-and-stone architecture with the features that make a large home genuinely easy to enjoy — a quartzite-and-granite gourmet kitchen, a fireside covered deck, and a private golf simulator.

THE SETTING

- Picturesque pond lot with scenic water views
- Professionally landscaped grounds, lush Zoysia lawn
- Elegant colonnade detail with brick & stone accents
- Real wood shutters throughout the exterior
- Three-car garage with eight-foot doors

THE GOURMET KITCHEN

- Beautifully remodeled with sophisticated finishes
- Quartzite and granite countertops
- Professional Wolf gas range
- Sub-Zero refrigerator
- Built-in bench wrapping the bay window

RECREATION & ENTERTAINMENT

- Dedicated golf simulator room, playable year-round
- System conveys (*software activation separate*)
- Two televisions convey with the golf room
- Flexible lower level — recreation, hobbies, exercise
- Upper-level bonus & billiards room
- Surround sound in living room, golf room & basement

OUTDOOR LIVING

- Permitted covered deck — vaulted ceiling & stone fireplace
- Freshly repainted in 2026, ready to enjoy
- Built for entertaining against the pond setting
- Gas line for grilling or a future outdoor kitchen
- Underground electric fence for pets

ELEGANT INTERIORS

- Warm hardwood flooring across the main level
- Hardwood staircases with iron spindles
- Fresh interior paint throughout
- Spacious, versatile living areas
- Generous storage on every floor

COMFORT & FLEXIBILITY

- Second living quarters — in-laws, nanny, or guests
- Multiple levels of flexible living space
- Four HVAC systems, updated 2021 & 2023
- Tankless water heater
- Abundant storage throughout the home

IMPROVEMENTS & UPDATES

2014 Roof · 2016 Kitchen remodel · 2016 Covered deck · 2020 Golf simulator · 2021/23 Four HVAC · 2026 Deck repainted

From the pond at its back to the golf room below, a truly special home — designed, and updated, to be enjoyed.

Kimi Parker

BROKER / OWNER · PARKER REALTY HOME & LAND, LLC
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