



**\$309,900**

- Granite/Hardwoods
- Stainless Steel Appls
- Pond/Fountain View
- 3 Car Garage, One Ba Divided with A/C & Heat



**3009 Ridgeway Dr**

**Robinson Ridge**

**McKinney**

***Shows like a Model! This Absolutely Stunning Home has Designer Touches Throughout! Covered Patio with Large Yard! Home Faces the Pond and Fountains!***

- Brick with Flag Stone Accents
- Arched Covered Porch
- Quaint Walk up Beautiful Landscaping
- Designer Entry Door w/Circular Foyer
- Private Study with French Doors
- Rich Hardwoods in Study, Kitchen, Dining and Family Room
- Open Vaulted Family Room has lots of Windows offering Abundance of Light
- 10 foot Raised Ceiling
- Floor to Ceiling Stone Fireplace & Raised Hearth with Mantle & Gas Logs
- Surround Sound Speakers in Ceiling of Family and Patio. Also wired in Study.
- Granite Kitchen with White Cabinetry and Light Grey Subway Tile Backsplash
- Hardwood Floors
- Granite Island & Breakfast Bar
- Stainless Steel Appliances
- Gas Cooktop and Stainless Steel Vent a Hood
- Pendent & Under Mount Lighting
- Walk in Pantry w/Deep Shelves
- Charming Dining Area with Designer Lighting
- Separate Tiled Utility with Shelves and Hanging Rod
- Master Suite with Sitting Area and Accent Windows
- Master Bath has Granite Vanity with Double Sinks, Framed Mirrors, Garden Tub, Separate Shower & Chic Lighting
- His & Hers WICs, Double Rodded
- Split Secondary Bedrooms
- 8 foot doors throughout

**Outdoor Experience**

- Covered Patio and Large Yard
- 3 Car Garage, Single Garage is Climate Controlled & Insulated, Making the Perfect Workshop/ Exercise/Flex Room

**Description: 3 Bedrooms/ 2.5 Baths/ Living/ Dining/ Study/ 3 Car Garage**

|              |                |              |            |          |         |            |         |
|--------------|----------------|--------------|------------|----------|---------|------------|---------|
| MLS:         | 13488352       | Family Room: | 18 x 15    | Kitchen: | 12 x 12 | Master:    | 22 x 15 |
| Subdivision: | Robinson Ridge | Study:       | 11 x 10    | Dining:  | 15 x 8  | Bedroom 2: | 14 x 11 |
| Year Built:  | 2014           | Lot Size:    | 0.18 acres | Utility: | 10 x 5  | Bedroom 3: | 12 x 11 |
| Sq. Feet:    | 2,103 /Tax     |              |            |          |         | Garage:    | 3 Car   |

Schools: Prosper ISD    Elementary School: Baker    Middle School: Rogers    High School: Prosper High

**Robinson Ridge: Community Pool, Playground, Pond, Fountains, Recreation Area w/Outdoor Exercise Equipment & Walking Paths**



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\*Schools subject to verification through Prosper ISD. Client to verify measurements.

