



\$255,000

- **Wood & Marble Floors**
- **Vaulted Ceilings**
- **Solar Panels**
- **Double Pane Windows**



4403 Highlands Drive Seville of Highlands McKinney

Pristine Energy Efficient Home filled with Charm, Architectural Accents and Flagstone Patio with Attached Grill Perfect for Relaxing!

- Brick Façade & Covered Porch
- Mature Trees & Landscaping
- Tile Entry with Chic Lighting
- Study with French Doors, Crown Molding & Wood Floor
- Built in Shelving & Business Closet
- Elegant Formals with Carpet & Extensive Molding
- Architectural Cuts & Arches
- Dining With Mirrored Built ins
- Inviting Family Room with Tile Floors, Double Crown Molding
- Large Windows & Ceiling Fan
- Tile Framed Fire Place, Custom Mantle with Molding & Gas logs
- Decorative Avanza Countertops
- Tiled Island with Storage
- Tile Backsplash
- Avanza Raised Breakfast Bar
- Rich Oak Cabinetry
- Bosch Dishwasher
- Gas Range & Built in Microwave
- Double Stainless Steel Sink
- Walk in Pantry with deep shelves
- Charming Breakfast area with large windows offering yard view
- Separate Utility with Shelving
- Oversized 2 Car Garage
- Open Flagstone Patio with Grill
- Board on Board Fence
- Step up into Vaulted Master Suite with Neutral Colors & Carpet
- 13 x 8 Sitting area in Master Suite
- Master bath with Separate Shower, Jetted Tub, Dual Sinks & Med Cabinet
- Walk in Closet w/Custom Shelves
- Spacious Secondary Bedrooms with Large Closets & Ceiling Fans
- Half Bath updated with Marble Floor & Granite Furniture Style Vanity
- **Energy Efficiency**
- Solar Panels
- Double Pane Windows
- Gas Water Heater
- Insulated Siding
- Storm & Screen Doors

Description: 4 Bedrooms/ 2.1 Baths/ 2 Living/ 2 Dining/ Study/ 2 Car Garage

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|-------------|--------------|--------------------|---------|----------------|---------|--------------|---------------|
| MLS: | 13390112 | Formal Living: | 14 x 12 | Formal Dining: | 11 x 12 | Master: | 29 x 24/2 |
| Year Built: | 1993 | Family Room: | 16 x 15 | Kitchen: | 14 x 15 | Bedroom 2: | 10 x 12/2 |
| Square Ft: | 2442/Tax | Study: | 10 x 11 | Breakfast: | 10 x 9 | Bedroom 3: | 11 x 12/2 |
| Lot size: | 0.130 acres | Garage: | 2 Car | Utility: | 6 x 6 | Bedroom 4: | 12 x 11/2 |
| Schools: | McKinney ISD | Elementary School: | McNeil | Middle School: | Evans | High School: | McKinney High |



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*Schools subject to verification through McKinney ISD.

