



**For Sale** on Market

**\$725,000**

Call 972-423-1133 Today!

## 13001 HUTTON DR #31, FARMERS BRANCH, TX 75234

3 BEDS, 3 FULL & 1 HALF BATH(S)

This very rare and exclusive luxurious custom townhome community consists of 32 units with individual rooftop entertainment areas (optional grill and fireplace), small yard, community pool, and dog park! Plan A has 3 spacious bedrooms, 3.5 baths, 2 car garage. Kitchen has quartz or granite counter tops, custom cabinetry, top of the line appliances (per budget) and optional elevator. Located in Mercer Crossing Corridor, just minutes from DFW International Airport, downtown Dallas, Las Colinas, and major freeways such as I-35, LBJ 635, and President George Bush Turnpike. Outdoor activities include shopping, dining, and a 5000 seat amphitheater with lake views. Must see! DISCOUNTED INTEREST RATES AVAILABLE FOR QUALIFIED BUYERS!

### GENERAL DESCRIPTION

- Subdivision:** Villas on Hutton
- Property Type:** Residential - Townhouse
- Bedrooms:** 3
- Baths:** 3 Full & 1 Half
- Stories:** 3
- Garage:** 2 / Attached
- Style:** Contemporary/Modern, Mediterranean, Split Level
- Year Built:** 2024
- Building Sqft:** 2,527 /
- Lotsize:** 2,091
- Maintenance Fee:** \$165 / Monthly
- MLS# / Area:** NTREIS-21124801



Get in touch  
**Michelle Packer**

972-423-1133

Grand Realty Services

972-731-6913

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Visit <https://www.har.com/NTREIS-21124801> for more information