



For Sale on Market

\$283,990

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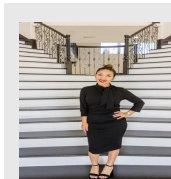
537 AMBER FIELDS DR, DENTON, TX 76259

4 BEDS, 2 FULL BATH(S)

D.R. Horton America's Builder since 2002 is excited to serve as your new home builder in Monarch at the Meadows, a fabulous unique master planned community in Denton and Krum ISD! The single-story Baylor Floorplan, Elevation A, with an estimated Summer completion, offers 4 bedrooms, 2 bathrooms, and a 2-car garage with a bright open-concept design ideal for modern living. The family room, dining area, and contemporary kitchen flow together seamlessly, creating a welcoming and functional central gathering space. The chef-inspired kitchen features quartz countertops, 36" upper cabinets with hardware, stainless steel appliances, a electric range, stainless steel sink, center island, and a walk-in pantry for convenient storage. The private primary suite includes an en-suite bath with dual quartz vanities, a 5-foot oversized shower, and a walk-in closet located directly off the bathroom. Three secondary bedrooms and a full bathroom with a quartz vanity top offer comfortable accommodations for family, guests, or a home office. Luxury vinyl plank flooring enhances all main living areas and wet zones for durability and easy maintenance. This home is built with energy-efficient construction and equipped with America's Smart Home Technology, along with a tank water heater for added convenience. Situated conveniently near Highway 35 and Highway 380, Monarch at the Meadows provides easy access to key roads, making it ideal for commuting and exploring the surrounding areas.

GENERAL DESCRIPTION

- Subdivision:** Monarch at the Meadows
- Property Type:** Residential - Single Family
- Bedrooms:** 4
 - Baths:** 2 Full
 - Stories:** 1
 - Garage:** 2 / Attached
 - Style:** Traditional
- Year Built:** 2025
- Building Sqft:** 1,477 /
- Lotsize:** 6,490 / ASSESSOR
- Maintenance Fee:** \$450 / Annually
- MLS# / Area:** NTREIS-21181618



Presented By
Alyssa Lienau

Century 21 Lucky Money 7138840322

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Visit <https://www.har.com/NTREIS-21181618> for more information

Listing Broker
Century 21 Mike Bowman, Inc.