

For Sale on Market

**\$424,900**

Call 7138840322 Today!

## RESIDENTIAL - SINGLE FAMILY, 4 BEDS, 3 FULL BATH(S)

**\*\*Stunning Single-Story Highland Home in One of North Dallas' Most Sought-After Communities!\*\*** Welcome home to this beautifully designed 4-bedroom, 3-bathroom Highland Home offering 2,086 sq ft of thoughtfully crafted single-story living. With an open-concept layout that effortlessly connects the living, dining, and kitchen spaces, this home is built for both everyday comfort and effortless entertaining. The heart of the home features a cozy fireplace, sleek stainless steel appliances, and an extended back patio perfect for morning coffee, evening gatherings, or simply unwinding under the Texas sky. Whether you're downsizing without compromising or stepping into homeownership for the first time — this one checks every box. **\*\*Location? It doesn't get better than this.\*\*** 15 minutes to PGA Headquarters. 10 minutes to Costco, HEB, Walmart & Kroger. 15 minutes to the highly anticipated Universal Theme Park — opening 2026, so get in before values soar. Walking distance to top-rated schools and community amenities. And here's what truly sets this neighborhood apart — NO short-term or long-term rentals allowed. That means every neighbor is an invested homeowner. No revolving doors, no overcrowded driveways, just a tight-knit community built on genuine pride of ownership. This is the kind of street where neighbors wave, yards are kept, and property values are protected. Whether you're in your next phase of life and ready to simplify without sacrificing quality, or a first-

### GENERAL DESCRIPTION

**Subdivision:** Sandbrock Ranch Phas

**Property Type:** Residential - Single Family

**Bedrooms:** 4

**Baths:** 3 Full

**Stories:** 1

**Garage:** 2 / Attached

**Style:** Traditional

**Year Built:** 2019

**Building Sqft:** 2,086 /

**Lotsize:** 6,055

**Maintenance Fee:** \$209 / Quarterly

**MLS# / Area:** NTREIS-21224099



Presented By  
**Alyssa Lienau**

Century 21 Lucky Money

7138840322

1429 Eclipse Rd, Aubrey, TX 76227

Visit <https://www.har.com/NTREIS-21224099> for more information

Listing Broker