



\$255,000

- **Outdoor Oasis-Perfect for Entertaining**
- **Granite Kitchen/Bath**
- **Hardwoods, Travertine**
- **Vaulted Ceilings**



2803 Bradford Oaks Dr

Bradford Ridge

McKinney

Impeccable One Story Custom with Amazing Finish Outs.

Beautiful Screened-In Patio, Pergola Covered Extended Patio and Landscaped Yard!

- Quaint Covered Porch
- Rustic Mahogany Door with Speakeasy Window
- Vaulted Foyer with Double Crown Molding & 6" baseboard
- Nailed Down Hardwoods-Foyer to Dining and Family Rooms
- Formal Dining-Tray Ceiling, Crown Molding, 6" Baseboard
- Inviting Family Room with Beamed Vaulted Ceiling & Fan
- Decorative Tiled Fireplace & Hearth with Custom Mantle
- Architectural Arches and Cuts
- Granite Kitchen w/Travertine flr
- Tile Backsplash with Decorative Mosaic Tile Accents
- 4 Burner Gas Cooktop Range
- Stainless Steel Appliance
- Under & Over Mount Lighting
- Sliding Built-in Garbage Storage
- Charming Breakfast Area with Bay Windows & Chic Lighting
- Built-in Wine Cooler
- Pantry Pass-thru with Custom Built-in Draws & Storage
- Separate Utility with Abundant Built-in Storage and Sink
- Private Master Suite w/Bay Windows, Tray Ceiling & Crown Molding
- Master Bath Granite, Tumbled Marble Backsplash, Stain Glass Window, Seamless Glass Shower, Jetted Tub
- Spacious Secondary Bedrooms –Split

Outdoor Experience

- Screened in Patio with 2 Ceiling fans
- Patio Roof-Fiber Cement Hardie Bd
- Pergola Covered Extended Patio
- Flagstone Walk-way thru yard
- Vibrant Landscaping & Mature Trees
- Garage-Epoxy floor & Work Bench
- 2014 New Roof, Solar Screens

Description: 4 Bedrooms/ 2 Baths/ 1 Living/ 2 Dining/ Screened in Patio/ Oversized 2 Car Garage

MLS:	13203955	Family:	19 x 20	Kitchen:	15 x 12	Master:	17 x 16
Year Built:	1999	Formal Dining:	12 x 17	Breakfast:	13 x 15	Bedroom 2:	10 x 10
Subdivision:	Bradford Ridge	Screened in Patio:	19 x 8	Utility & Pantry	18 x 6	Bedroom 3:	10 x 11
Sq. Feet	2269/Tax	Lot Size:	.0.234 acres	Storage Shed	5 x 3	Bedroom 4:	10 x 11

Schools: McKinney ISD Elementary: Slaughter Middle: Crockrill High: McKinney Boyd



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*Schools subject to verification through McKinney ISD.

