



\$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

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.

