



\$620,000

8413 Craftsbury Lane  
LaCima Haven at Stonebridge  
McKinney

Jane Clark  
214-802-4680  
jlclark@kw.com  
[www.JaneClarkRealty.com](http://www.JaneClarkRealty.com)

### Entry

- Brick and Stone Façade with Extensive Landscaping & Trees on Cul-de-Sac
- Iron Arched Gate leading to Court yard
- Bricked Arch & Flagstone walkway
- Coffered Ceiling, Double Crown Molding
- Hand-scraped Hardwoods Reverse Trim
- Hand-textured Walls, Rounded Corners
- Extensive Millwork and 6" Baseboards
- Distinctive Architectural Arches and Accents, High Ceilings throughout

### Formal Dining

- Elegant with Extensive Millwork
- Large Iron Chandelier with Medallion
- Granite Butler Pantry
- Butler's Pantry with Bead Board Backsplash, Seeded Glass front cabinets
- Wine Grotto with locked iron door

### Study

- French Doors lead to Private Stud
- Tray Ceiling & Designer Lighting
- Hand-scraped Hardwoods
- Stained Crown Molding & Base Boards
- Hand textured Glazed Walls
- French Doors open to Court Yard

### Media Room (1st floor)

- Sound Proofed Walls /Doors-Media Niche
- Surround Sound Wiring & Projector Ready

### Kitchen & Breakfast Area

- Granite Counters and Island
- Hand textured glazed Backsplash-Decorative Mosaic Tile above cooktop
- Hand-scraped Hardwoods
- Antique White Cabinets with Iron Hardware & Scroll Detailing
- Under and Over Mount Lighting
- Oversized Stainless Steel Farmers Sink
- Built-In Stainless Steel Refrigerator
- Double Ovens-one convection
- 4 Burner Gas Cooktop & Asko Dishwasher
- Wine Refrigerator
- Large Walk-in Pantry
- Granite Breakfast Bar and Oversized Island w
- Spacious Breakfast Area w/Wall of Windows

### Family Room

- Hand scraped Hardwoods
- Floor to Ceiling Paneless Double Doors provide access to Covered Patio
- Hand textured glazed walls
- Stone & Brick Fireplace-Hearth & Custom Natural Wood Mantle
- Gas starter and Glass Rocks
- Crown Molding, 6" Baseboards

### Utility/Attic Storage

- Huge Storage closets w/AC-Walk-Out Attic
- Separate Utility with Built-in Cabinets

### Master Retreat

- Private Master Suite -Trayed Ceiling
- Crown Molding & Bronze Fan
- Sitting area with Low-E Glass Window overlooking Pergola & Treed Creek
- Plantation Shutters in Bath
- Separate His & Hers Vanities
- Oversized Rainhead Shower-seating
- Corner Jetted Tub
- Large Walk-in Closet with Shelving

### Secondary Bedrooms (1st Floor)

- Spacious Secondary Bedrooms
- Planation Shutters & Large Walk-in closets

### Game Room

- Spacious Game Room up double door entry
- Vaulted Ceiling, Plantation Shutters, Crown Molding, Ceiling Fan & Wired for SurSound
- Wrought Iron Spindle Staircase

### Casita-Guest House

- Retractable Screen Opening to Court Yard Sitting Area & Glass door
- Vaulted Ceiling & Plantation Shutters
- Granite Kitchenette, Tile Backsplash
- Microwave
- Sink with Under Mount Lighting
- Oversize Shower Large Tile Flooring

### Garage

- Oversized 3 Car Garage with Sink/Shelving

MLS:	13197170	Living Room:	21 x 18	Formal Dining:	14 x 11	Master Suite:	15 x 20
Year Built:	2006	Study:	15 x 11	Kitchen:	17 x 13	Bedroom 2:	13 x 11
Square Ft.	4320/builder plan	Game Room:	14 x 20/2	Breakfast:	12 x 10	Bedroom 3:	14 x 11
Acreage:	0.36 acres	Media Room:	11 x 12/1	Utility:	14 x 5	Bedroom 4:	12 x 12
Subdivision:	LaCima Haven	Garage:	3 Car Oversized	Attic area:	15 x 10/2	Casita-guest house:	14 x 10
Schools:	McKinney ISD	Elementary:	Wilmeth	Middle:	DJ Cockrill	High School:	McKinney North

**kw**  
 KELLER WILLIAMS  
 REALTY  
 North Collin County  
 An Independent Member Broker

*Jane Clark*  
 realty group

Office: (972) 562-8883  
 Direct: (214) 802-4680  
 Email: [jlclark@kw.com](mailto:jlclark@kw.com)  
[www.JaneClarkRealty.com](http://www.JaneClarkRealty.com)  
[www.JaneClarkHomes.com](http://www.JaneClarkHomes.com)

