

\$399,000 - 2225 Luscombe Lane, Anna

MLS® #20804685

\$399,000

4 Bedroom, 3.00 Bathroom, 2,492 sqft

Residential on 0.16 Acres

Pecan Grove Ph 1, Anna, TX

Welcome to this charming and meticulously maintained like-new home! The tasteful upgrades and thoughtful design elements set this 4 bed, 3 bath home apart. LVP flooring adorns the first floor except the bathrooms and secondary bedrooms, providing a sleek and modern look that's both elegant and easy to maintain. Abundant natural light floods through the large windows, creating an inviting and airy ambiance. The heart of this home is the open-concept kitchen that features an island, ample granite countertop space, designer painted cabinets, stainless steel appliances, breakfast bar, and a seamless flow into the living room with a corner fireplace. The primary bedroom has an ensuite that boasts dual sinks, garden tub, separate shower, walk-in closet, and a linen closet. The first floor additionally features an office, 2 secondary bedrooms, and a full bathroom. The second floor boasts a large game room, generously sized secondary bedroom, and a full bath. Step outside to the large private backyard with an extended covered patio for all your entertaining needs. This is a true gem in a fantastic neighborhood that offers a community pool, playground, and green spaces all connected by sidewalks. Don't miss the opportunity to make this house your new home!



Built in 2014

Essential Information

Days on Market	301
Cumulative Days on Market	4
HOA	Mandatory
HOA Fees	\$250
HOA Fees Frequency	Semi-Annual
MLS® #	20804685
Price	\$399,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,492
Acres	0.16
Year Built	2014
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed

Community Information

Address	2225 Luscombe Lane
Subdivision	Pecan Grove Ph 1
City	Anna
County	Collin
State	TX
Zip Code	75409-4660

Amenities

Green Features	Appliances, Insulation, Thermostat, Windows
Utilities	City Sewer, City Water, Concrete, Curbs, Sidewalk
Features	Community Pool, Greenbelt
# of Garages	2
Garages	Garage, Garage Door Opener, Garage Faces Front

Interior

Interior Features	Cable TV Available, Decorative Lighting, Flat Screen Wiring, High Speed Internet Available, Kitchen Island, Sound System Wiring, Walk-In Closet(s)
Kitchen	Breakfast Bar, Built-in Cabinets, Granite/Granite Type Countertop, Kitchen Island, Pantry, Water Lin

Bedroom / Bathroom	Ensuite Bath, Split Bedrooms, Walk-in Closet(s)
Specialty Rooms	Bedroom, Breakfast Room, Game Room, Master Bathroom, Office
Utility Room	Built-in Cabinets, Separate Utility Room
Floors	Carpet, Ceramic Tile, Luxury Vinyl Plank
Heating	Central, Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning, Metal

Exterior

Exterior Features	Covered Patio/Porch, Rain Gutters
Lot Description	Corner Lot, Landscaped, Lrg. Backyard Grass, Sprinkler System, Subdivision
Roof	Composition
Construction	Brick, Fiber Cement
Foundation	Slab

Listing Details

Listing Agent	Christine Mannewitz
Listing Office	Exemplary Real Estate LLC

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