



# 3008 Emerald Trace Drive

DENTON, TX 76226

**GLENWOOD MEADOWS**

CARAWAY FLOOR PLAN

PRICED AT

~~\$608,607~~ **\$559,990****2521**  
SQUARE FEET**4**  
BEDROOMS**3.0**  
BATHROOMS**2**  
CAR GARAGE

**\$15k towards closing costs + additional \$10k off the list price OR put towards closing costs! Must contract on or before 8/31/24.** Caraway floor plan is a charming one-story featuring 4 bedrooms & 3 baths with an open-concept layout. This home has a beautiful Stone & Brick exterior with an inviting 8' front door. Inside you will find engineered wood floors in the main living areas that have both beauty & easy cleanup. Also comes with 2" faux wood blinds throughout. This amazing layout holds 3 bedrooms & 2 baths at the front of the home. The Family Room is open to Breakfast Nook which features window seating. The Kitchen has a large island, under-cabinet lighting, built-in SS appliances, stunning granite countertops, and a wood vent hood over the cooktop with pot & pan drawers below. The Primary Suite is tucked away at the back of the home with views of the backyard at a window seat. In the Primary bath, enjoy separate vanities, a tub, a glass-enclosed shower, and a walk-in closet that connects to the laundry room. Other sought-after features include a Covered Rear Patio with a gas stub for future BBQ, a tankless water heater, and full rain gutters. Glenwood Meadows is close to shopping & other local attractions. Visit Bloomfield's Glenwood model today to learn more about this popular plan!

