



3909 Clingsman Way

MCKINNEY, TX 75071

PAINTED TREE WOODLAND DISTRICT 50
DEWBERRY III FLOOR PLAN

PRICED AT

~~\$766,940~~ **\$699,000****3261**
SQUARE FEET**5**
BEDROOMS**3.5**
BATHROOMS**2**
CAR GARAGE

Our Dewberry III plan is a real showstopper, boasting a brick exterior enhanced by a fully bricked front porch and a cedar garage door, surrounded by professional landscaping for impeccable curb appeal. Inside, the open-concept living space is adorned with engineered wood floors and anchored by a B-vent stacked stone-to-ceiling fireplace, adding warmth and style to the Family Room. The Deluxe Kitchen impresses with Quartz countertops, a picket backsplash, and abundant storage, complemented by upgraded tile for a refined finish. Functionality meets elegance with features like a downstairs mud room, uppers in the utility room, and a tankless water heater for modern convenience. The first-floor Primary Suite provides a tranquil retreat, while upstairs offers four additional spacious bedrooms, including a Jack and Jill bath, a versatile game room, and a thoughtfully placed laundry room. The extended covered patio overlooks a fenced yard, making outdoor entertaining a breeze. Additional touches, such as window seats, an 8' front door, and gutters, complete this stunning home. Contact Bloomfield at Painted Tree today to experience it firsthand!

