



# 3406 Running Stream Way

MELISSA, TX 75454

**LIBERTY**

CYPRESS II FLOOR PLAN

PRICED AT

~~\$633,822~~ **\$549,827****2454**  
SQUARE FEET**4**  
BEDROOMS**3.0**  
BATHROOMS**2.5**  
CAR GARAGE

**Seller pays \$15K towards closing costs and/or rate buy down.** Welcome to Bloomfield's Cypress II floor plan! This exquisite two-story home features 4 bedrooms and 3 bathrooms, offering ample space for modern living. The inviting entry leads to a study with elegant glass French doors. Upstairs, enjoy a versatile Game room for leisure. The Deluxe Kitchen showcases top-tier upgrades including under-cabinet lighting, a pullout trash bin, sleek black hardware, Quartz countertops, and a single bowl sink. The open-concept layout connects the kitchen to a Dining area and the Family room with a stylish tile fireplace and cozy window seating. The luxurious primary suite boasts an enlarged shower and seating area. Wood-look tile flows through common areas, enhancing the home's modern aesthetic. The exterior is equally impressive with upgraded brick, an 8ft front door, a gas drop for patio grilling, uplighting, and a bay window for exceptional curb appeal. Make this home yours and visit Bloomfield in Liberty today!

