



# 413 Sparrow Drive

WYLIE, TX 75098

**KREYMER EAST**  
ROSE III FLOOR PLAN

PRICED AT

~~\$766,162~~ **\$714,300****3560**  
SQUARE FEET**6**  
BEDROOMS**4.0**  
BATHROOMS**2.5**  
CAR GARAGE

Bloomfield's Rose III plan is a beautifully designed two-story home featuring 6 bedrooms, 4 baths, a Study, a Media Room downstairs, a Game Room, and a spacious Covered Patio with a gas drop for grilling. The striking exterior showcases a Stone and Brick elevation with stained wood doors on the 2.5-car garage, while the contemporary 8' front door sets the tone for the elegance within. Inside, soaring vaulted ceilings and upgraded wood laminate floors throughout the main living areas create a seamless flow, anchored by the stunning Stone-to-Ceiling Fireplace in the Family Room. The Deluxe Gourmet Kitchen boasts custom cabinetry, Quartz countertops, and a large island, perfect for casual dining or entertaining. With a tankless water heater, gutters, and upgraded finishes throughout, this home offers modern conveniences at every turn. Positioned on a desirable lot that backs up to serene trees, it combines peaceful living with access to community amenities such as 4 miles of hiking trails, 2 parks, a playground, and a pool. A large laundry with a mud bench provides convenient access to the Primary Suite's expansive walk-in closet, while a Jack and Jill bath adds functional charm to the layout upstairs.

