

## Ashton Woods

1860 Everglades Drive Forney TX,  
75126

Active  
Nov 2022

SQUARE FT.      PRICE  
2,671 sq. ft.      \$538,000

GARAGE      STORIES  
 2       2

BEDROOMS      BATHS  
 4        
3 Baths | 1 Half Baths



WELCOME TO The Grayson

Beautiful new Ashton Woods Home only 22 miles to downtown Dallas, minutes to I30, I80, and within the amenity rich, master planned community of Gateway Parks in Forney. This new home community features resort style pool, splash area, outdoor gathering and picnic areas, miles of walking, hiking and biking trails, fitness area, community clubhouse, and greenspaces. The Ashton Woods artisan signature collection adorns the interior of this new 2-story Grayson home plan. Home office with double doors for extra privacy in the front. Entertain from the premium kitchen designed with pure white 42-inch shaker cabinetry, white mosaic backsplash ceramic tile, an eat-in bar top island, Energy Star Whirlpool stainless steel appliances, built-in microwave and oven, dishwasher carrara gioia solid surface quartz countertops, an undermount single bowl sink, matte black Moen faucet, a pull-out waste basket, vintage black pendant lighting, and a large walk-in storage pantry. Cozy up near the family room gas fireplace outfitted with a floating mantle and mosaic ceramic tile. Start or end your day with some fresh air while relaxing on the spacious backyard covered patio overlooking the large fully landscaped, full sprinkler system, fully fenced in private back yard. The large 13'x17' primary suite offers a double sink vanity with Moen faucets, ceramic tile shower with rubbed bronze frame and glass enclosure, Garden tub, ceramic tile flooring, hardware package, lighting package and an ample walk-in closet. Upstairs, a game room, two full bathrooms with ceramic tile flooring and tub surrounds, and three secondary bedrooms, each with their own walk-in closet, make up the second floor. This new home also has garage door opener, ACME brick and Waterford limestone façade, luxe vinyl plank upgraded flooring, black Moen plumbing and door hardware, dual pane energy efficient windows, an open staircase with metal balusters, family room gas fireplaced outfitted in white mosaic ceramic tile and a floating mantle, a modern 6-lite 8 foot front door, energy efficient lighting, landscape package, a smart home package with a Ring doorbell, 16 SEER HVAC, and new home warranty.

## About Gateway Parks 50s

Now Selling! Introducing the newest Ashton Woods' master-planned community, Gateway Parks, located just 22 miles from downtown Dallas, between US80 and I-20, in Forney, Texas. New homes situated on 50ft wide single family home sites with fully fenced in yards. Gateway Parks will connect with Gateway Marketplace, an expansive 2,000-acre development with future highlights such as fine dining, shopping and retail, offices, entertainment venues, schools, and more. Discover the beautiful homes within this close-knit community and fun-filled amenities for the entire family. You'll love the resort-style amenity center with its own clubhouse, fitness area and splash pad and another resort-style pool. Throughout the community you'll find a system of scenic walking trails, parks, an outdoor pavilion and picnic areas, event lawn, greenbelts, open spaces, parks, and so much more. Here, at Gateway Parks, you can choose from a variety of home floorplans that fit you and your family's lifestyle. Then, add your own personalized touches through refined Collections. Just choose the Collection that best reflects your style and the extraordinary life you live. It's that simple. With Ashton Woods Collections, your home's design isn't just beautiful – it's simply exceptional. Together, we'll create a home that's a reflection of you and your family's personal sense of style. Whether inspired by the fun-filled amenities or the close-knit community feel, you'll love the possibilities at Gateway Parks.



CALL TO LEARN MORE AND REQUEST A TOUR TODAY

469-502-5176

ASHTONWOODS.COM

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GARAGE  
2

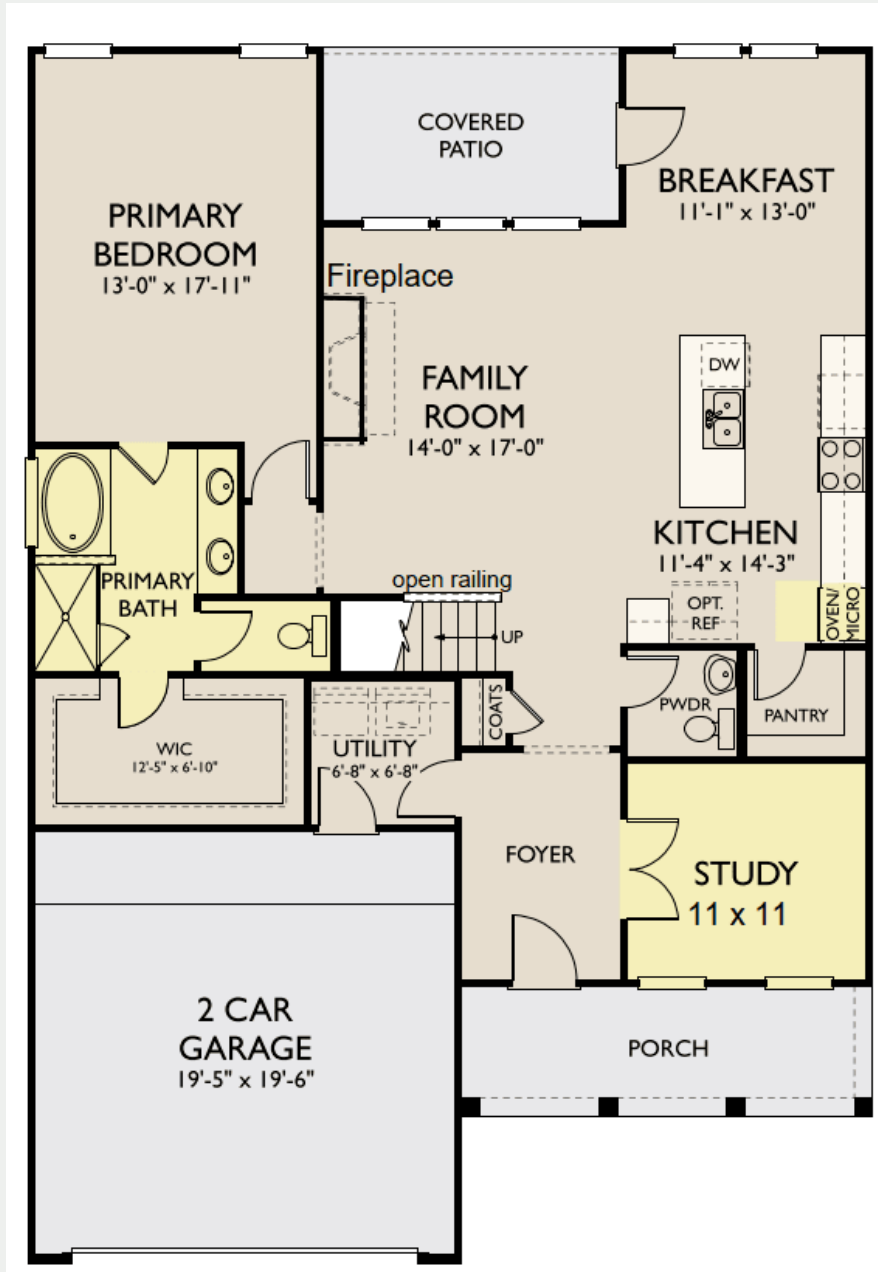
STORIES  
2

BEDROOMS  
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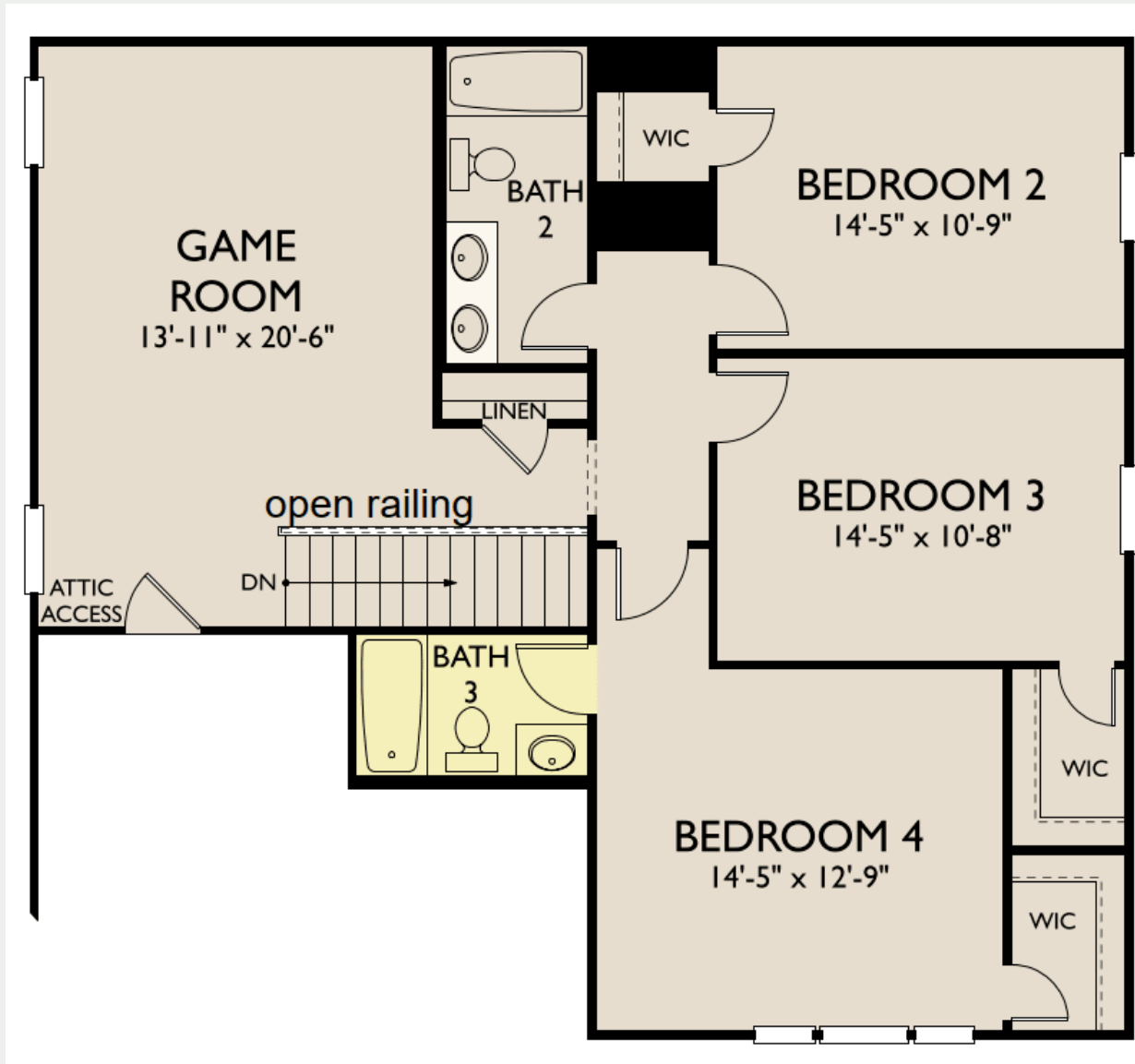
BATHS  
3

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First Floor C



## Second Floor C



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