

## Ashton Woods

1712 Everglades Drive Forney TX,  
75126

Active  
Nov 2022

**SQUARE FT.**  
2,705 sq. ft.

**PRICE**  
\$555,000

### GARAGE



2

### STORIES



2

### BEDROOMS



4

### BATHS



3 Baths | 1 Half Baths



**WELCOME TO** The Grayson

Beautiful new Ashton Woods Grayson Home plan 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. This new home is designed with the upscale timeless signature collection that features a 3x6 bevel arctic white ceramic tile family room gas fireplace, white quartz kitchen solid surface countertops, and upgraded flooring. Off the spacious foyer, home office, with double doors, makes the perfect home office space. The open kitchen-living-dining area is designed with white 42-inch shaker cabinets, brick pattern backsplash ceramic tile, an eat-in bar top island, Energy Star Whirlpool stainless steel gas appliances, a built-in microwave and oven, dishwasher, an undermount stainless steel single bowl sink, matte black Moen faucet, a pull-out waste basket, LED disc lighting, pendant lights, and a large walk-in storage pantry. Accessible off the breakfast area, the backyard covered patio is a great place to enjoy some fresh air over looking the oversized fully landscaped private back yard. The spacious, first-floor primary suite offers a double sink vanity, ceramic tile shower with glass surround, ceramic tile flooring, garden tub, Moen faucets, lighting package, and an expansive walk-in closet. Upstairs, two full bathrooms and three secondary bedrooms, each with their own walk-in closet, complete the second floor. Host epic game nights in the spacious game room area. Not only does this home also have Moen black plumbing and door hardware, Moen faucets, an open metal railing on the staircase, smart home panel, Ring doorbell, 16 SEER HVAC, new home warranty, full sprinkler system, landscaping package, full gutter system, and an 8ft front door.

## About Gateway Parks 60s

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 on 60ft 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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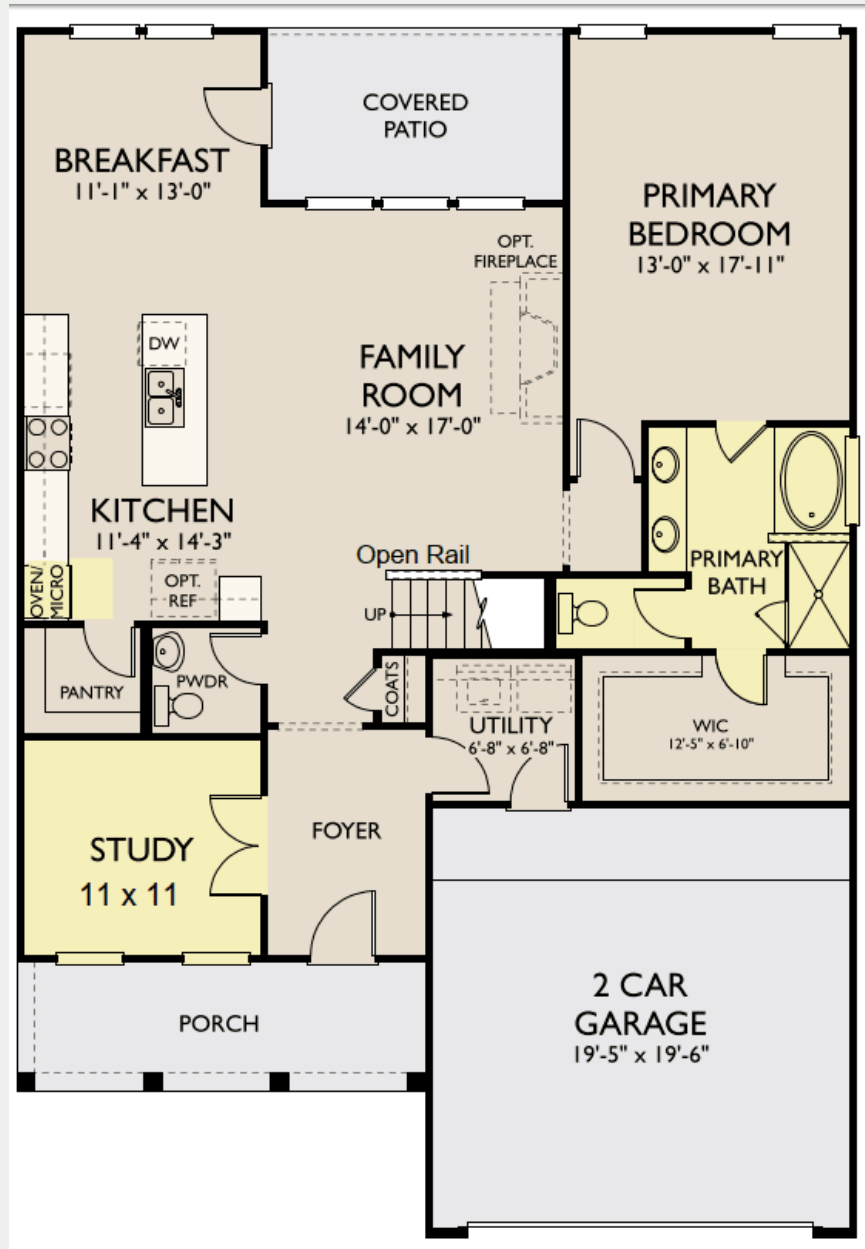
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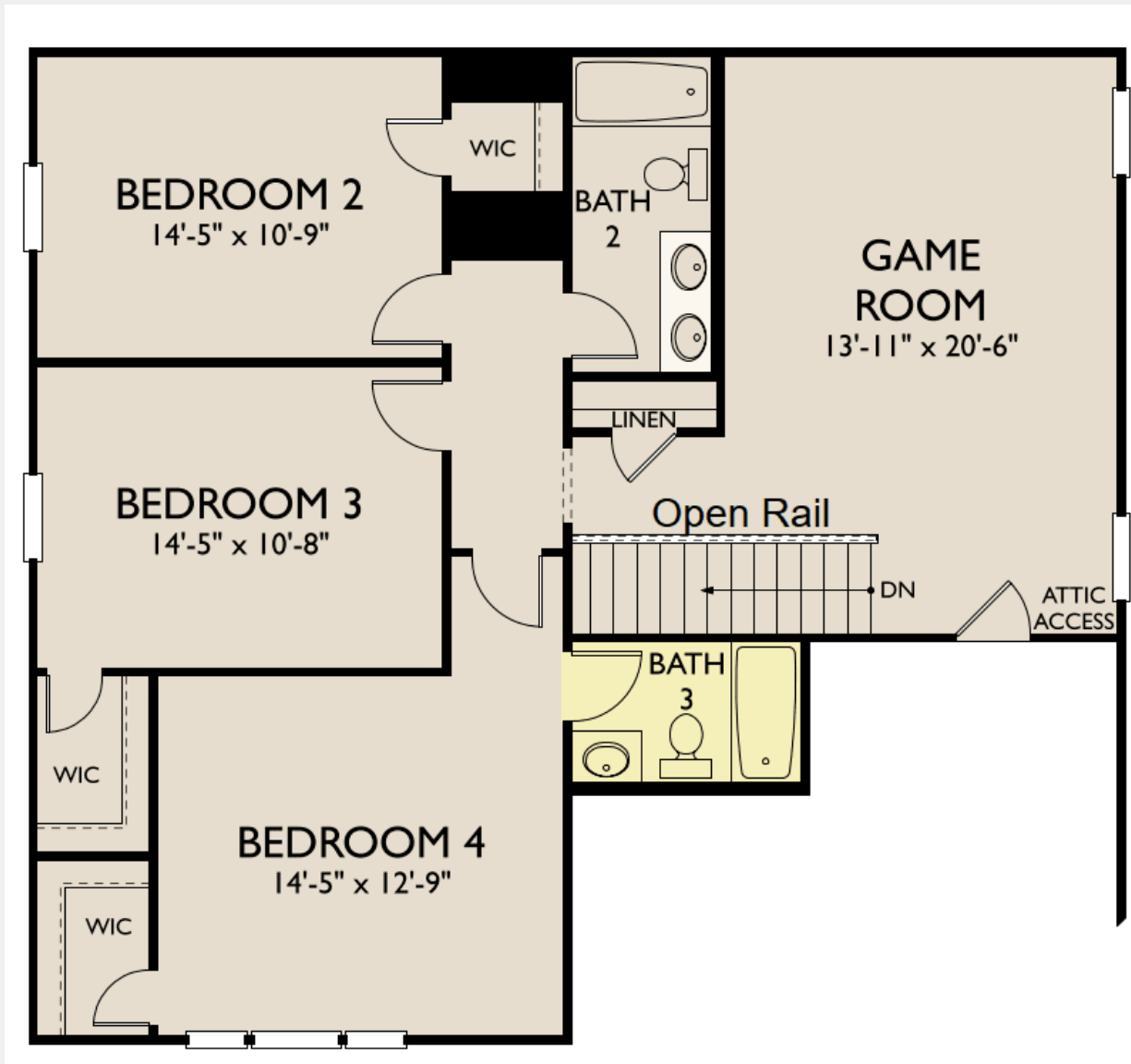
BATHS  
3

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First Floor



## Second Floor



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