

## Cross Property Customer Full View

MLS#: **13984166 N**    **Active**    **1208 High Point DR**    **Pilot Point**    **76258-3741** LP:    **\$239,999**



Category:	<b>Residential</b>	Type:	<b>RES-Single Family</b>	Orig LP:	<b>\$239,999</b>
Area:	<b>31/1</b>	Also for Lease:	<b>N</b>	Lst \$ / SqFt:	<b>\$150.85</b>
Subdv:	<b>High Point Estates Ph 1, 2</b>	Lease MLS#:			
County:	<b>Denton</b>	Lake Name:			
Parcel ID:	<b>R206757</b>	Plan Dvlpmnt:			
Lot:	<b>5R</b>	Block:	<b>A</b>	Legal:	<b>HIGH POINT ESTATES PHASES 1, 2, 3 BLK A LOT 5</b>
Multi Prcl:	<b>No</b>	MUD Dst:	<b>No</b>	Unexempt Taxes:	<b>\$4,304</b>

Bedrooms:	<b>3</b>	Tot Baths:	<b>2.2</b>	Liv Areas:	<b>1</b>	Stories:	<b>1</b>
Fireplaces:	<b>1</b>	Full Baths:	<b>2</b>	Dining Areas:	<b>1</b>	Pool:	<b>No</b>
Sec Sys:	<b>No</b>	Half Baths:	<b>2</b>				

SqFt:	<b>1,591 / Tax</b>	Yr Built:	<b>1999 / Preowned</b>
# Gar Spaces:	<b>2</b>	Garage Size:	<b>1 x 1</b>
# Carprt Spcs:	<b>0</b>	Cvrd Park:	<b>2</b>
Acres:	<b>0.276</b>	Lot Dimen:	
HOA:	<b>None</b>	HOA Dues:	
		Accessory Unit:	
			Accessory Unit Type:

School Dist:	<b>Pilot Point ISD</b>	Middle School:	<b>Pilot Point</b>	High School:	<b>Pilot Point</b>
Elementary School:	<b>Pilot Point</b>	Intermediate School:	<b>Pilot Point</b>	Junior High School:	
Primary School:					

<b>Living Room:</b>	<b>17 x 15 / 1</b>	<b>Kitchen:</b>	<b>10 x 10 / 1</b>	<b>Breakfast Bar, Built-in Cabinets, Eat-in Kitchen, Solid Surface/Non-Natural Ty</b>
<b>Dining Room:</b>	<b>12 x 10 / 1</b>	<b>Utility Room:</b>	<b>6 x 6 / 1</b>	<b>Built-in Cabinets, Dryer Hookup- Electr Full Size W/D Area, Separate Utility Ro Washer Hookup</b>
<b>Master Bedroom:</b>	<b>12 x 15 / 1</b>	<b>Dual Sinks, Jetted Tub, Separate Shower, Walk-in Closets</b>	<b>Bedroom:</b>	<b>10 x 12 / 1</b>
<b>Bedroom:</b>	<b>11 x 10 / 1</b>	<b>Split Bedrooms</b>		<b>Split Bedrooms, Walk-in Closets</b>

Housing Type:	<b>Single Detached</b>	Fireplace Type:	<b>Decorative, Gas Starter, Wood Burning</b>
Style of House:	<b>Traditional</b>	Kitchen Equipment:	<b>Built-in Microwave, Dishwasher, Disposal, Plumbed For Gas in Kitchen, Range/ Oven-Gas, Water Line to Refrigerator</b>
Lot Size/Acreage:	<b>Less Than .5 Acre (not Zero)</b>	Alarm/Security:	
Lot Description:	<b>Lrg. Backyard Grass, Some Trees, Subdivision</b>	Flooring:	<b>Carpet, Ceramic Tile, Laminate, Wood</b>
Exterior Features:	<b>Covered Porch(es), Lighting System, Patio Open, Sprinkler System, Storage Building</b>	Heating/Cooling:	<b>Central Air-Elec, Central Heat-Gas</b>
Soil:		Energy Efficiency:	<b>Gas Water Heater</b>
Construction:	<b>Brick</b>	Green Features:	
Foundation:	<b>Slab</b>	Green Certification:	
Roof:	<b>Composition</b>	Handicap Amenities:	
Type of Fence:	<b>Wood</b>	Proposed Financing:	<b>Cash, Conventional, FHA</b>
Parking/Garage:	<b>Attached, Covered, Garage, Garage Door Opener, Side</b>	Possession:	<b>Closing/Funding</b>
Street/Utilities:	<b>Asphalt, City Sewer, City Water, Curbs, Sidewalk Bay Windows, Cable TV Available, Decorative</b>	Showing:	<b>Centralized Showing Service</b>
Interior Features:	<b>Lighting, High Speed Internet Available, Vaulted Ceilings</b>		

Property Description: **Charming 3 Bedroom 2 Bath Home Available In Highly Sought After High Point Estates Of Pilot Point And Priced To Sell! This 1,591 Square Foot Home Offers Split Bedrooms, Semi Open Concept, Wood Burning Fireplace, 2 Car Garage, Storage Building And Large Back Yard. With Fresh Paint Throughout, This Home Is Move In Ready. Centrally Located, Within Minutes From Lake Ray Roberts, Downtown Historical Square And Walking Distance To Pilot Point High School And Pilot Point Intermediate School You Have All The City Amenities With A Small Town Atmosphere.**

Public Driving Directions: **380 to 377 north to Pilot Point, go west on north Washington and north on High Point Drive. Property on left.**

List Office Name:	<b>IRICK REAL ESTATE</b>	List Agent Name:	<b>Laura Bradley</b>
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