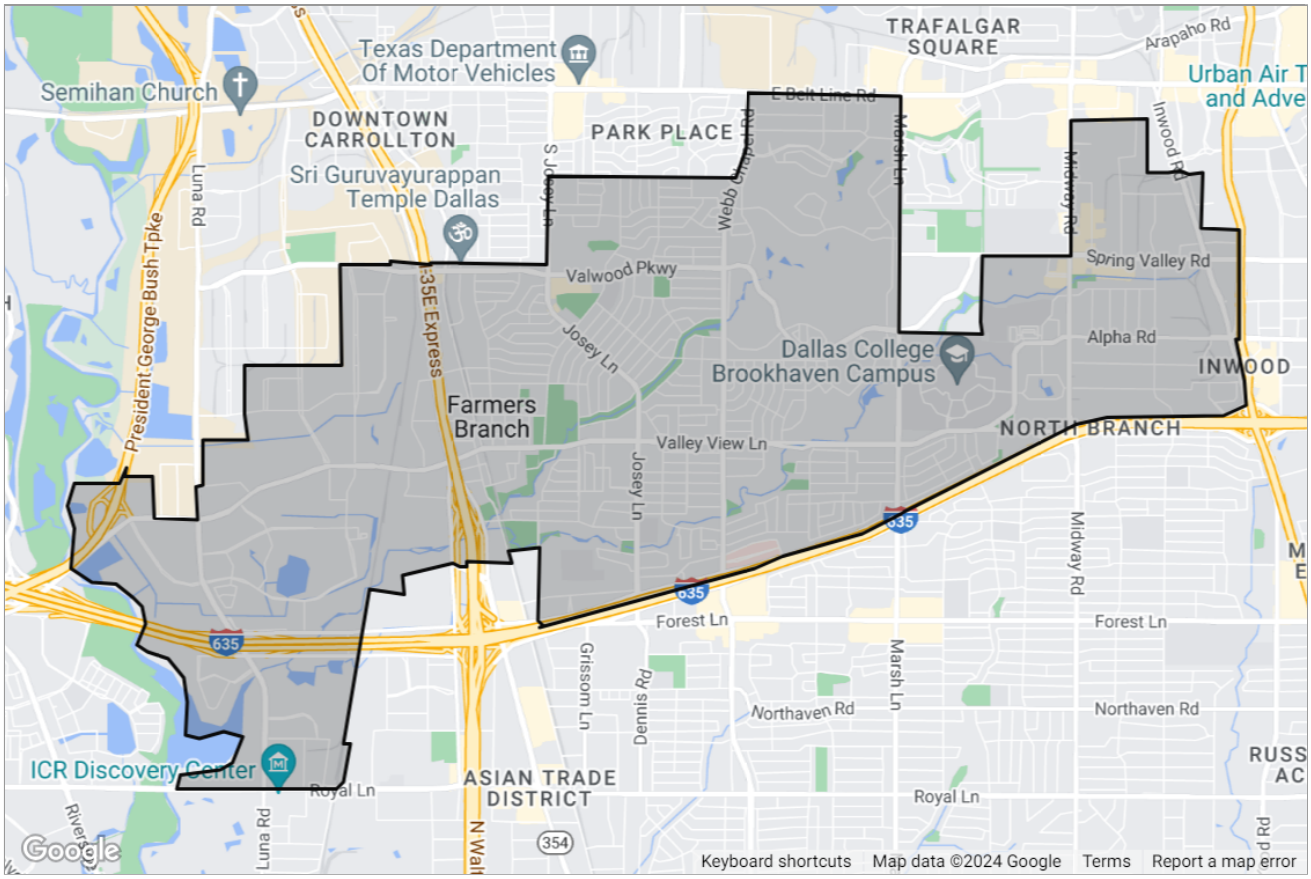
NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.

MARKET ACTIVITY REPORT

Farmers Branch, Texas



Presented by

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Farmers Branch, Texas

Market Snapshot: Estimated Home Values

Median Est. Home Value	Change Over Last Month	Change Over Last 3 Months	Change Over Last 12 Months	Change Over Last 24 Months
$386K	0.72%	0.63%	5.52%	23.4%
Updated: 3/31/2024				

*About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **All Residential Properties** data.*

Market Snapshot: 12-Month Change in Estimated Value

Median Est. Home Value	Change Over Last 12 Months	Change Over Last 24 Months	Change Over Last 36 Months
$386K	5.52%	23.4%	20.08%
Updated: 3/31/2024			

*About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **All Residential Properties** data.*

Market Snapshot: Concentration of Distressed Properties

Total # of Distressed Properties	# of Pre-Foreclosures	# of Foreclosures	# of Foreclosed
0	0	0	0
Updated: 4/10/2024			

*About this data: The metrics displayed here reflect distressed property counts (listings and public records) for **All Residential Properties** as of 4/10/2024.*

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Market Snapshot: Sales Price

Median Sales Price	Change Over Last Month	Change Over Last 3 Months	Change Over Last 12 Months	Change Over Last 24 Months
$516K	37.85%	16.67%	24.4%	26.83%
Updated: 3/31/2024				

*About this data: The Metrics displayed here reflect median sales price for **All Residential Properties** using **MLS listing** data.*

Market Snapshot: List Price

Median List Price	Change Over Last Month	Change Over Last 3 Months	Change Over Last 12 Months	Change Over Last 24 Months
$450K	3.51%	12.5%	8.44%	7.91%
Updated: 3/31/2024				

*About this data: The Metrics displayed here reflect median list price for **All Residential Properties** using **MLS listing** data.*

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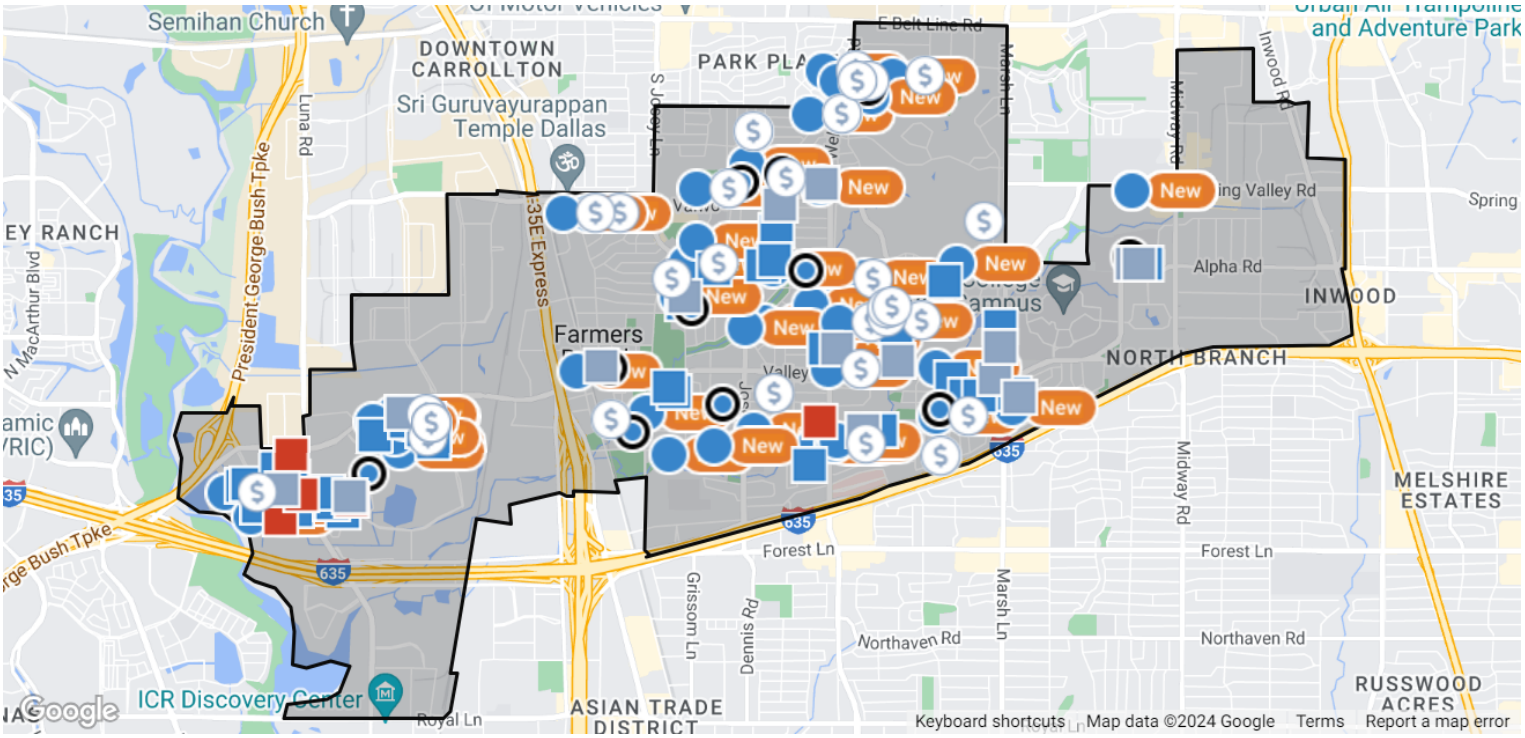
Market Activity Summary Stats



Search Criteria

Location: Farmers Branch, Texas; **Date:** Changes in the Last 6 Months; **Transaction Types:** For Sale; **Change Types:** New Listings, Pending, Closed, Distressed, Price Change, Expired; **Property Types:** Single Family, Condo/Townhouse/Apt., CoOp; **Beds:** 3 – No Max; **Baths:** 2 – No Max; **Maximum Properties per Change Type:** 50; **Sort Order:** Recently updated

	New Listings	Pending	Closed	Distressed	Price Changes
Number of Properties	50	18	50	6	31
Low Price / Value	$319,999	$249,000	–	$490,070	$314,900
Median Price / Value	$499,950	$415,000	$417,500	$632,955	$498,000
High Price / Value	$1,839,900	$1,498,000	$1,100,000	$853,830	$1,999,000
Average Price / Sq. Ft.	$252	$229	$152	$238	$255
Median Price / Sq. Ft.	$254	$223	$198	$239	$252
Average Days in RPR	43	96	36	–	105
Median Days in RPR	28	44	30	–	84
Total Volume	$29,221,144	$8,815,000	$18,944,900	$3,955,820	$16,987,843

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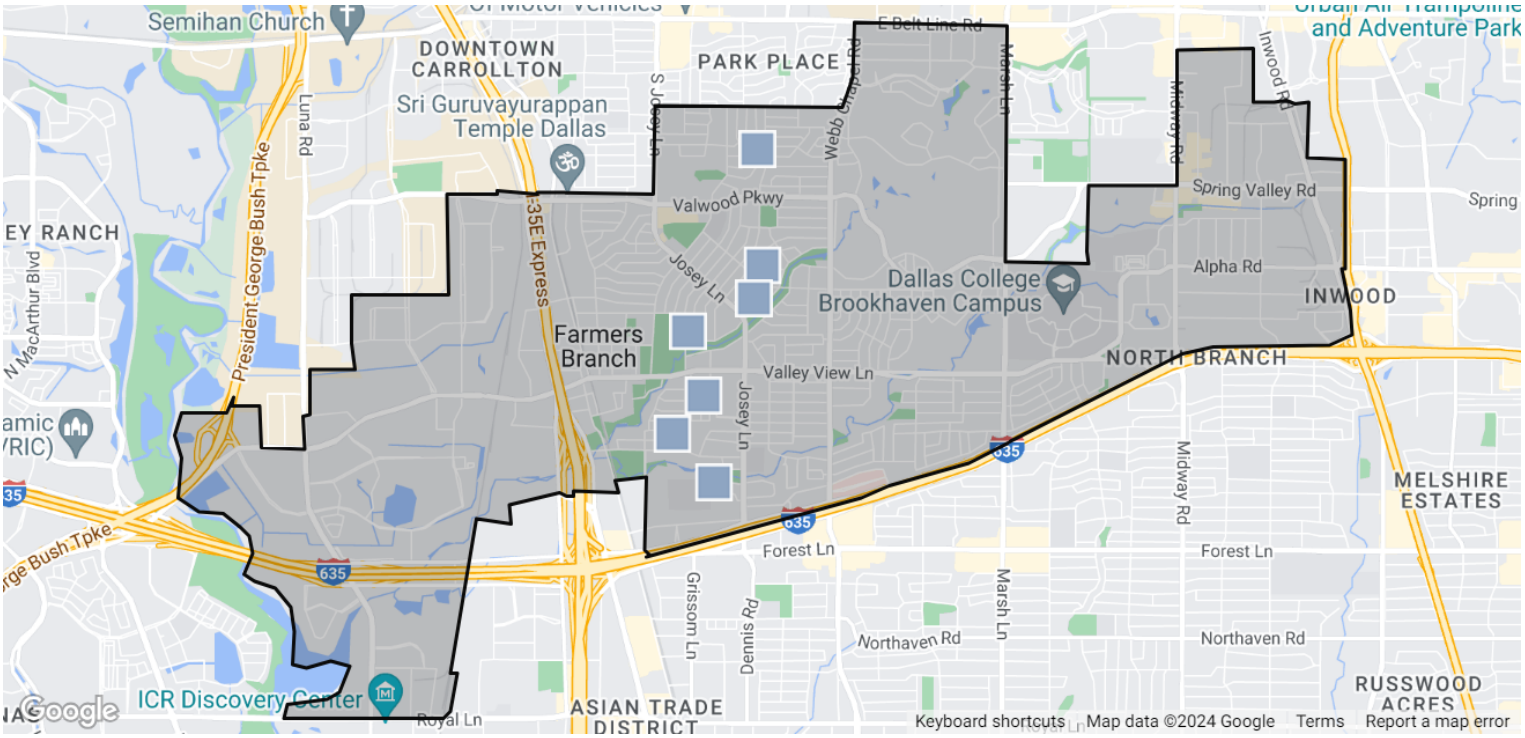
Market Activity Summary Stats (cont.)



Search Criteria

Location: Farmers Branch, Texas; **Date:** Changes in the Last 6 Months; **Transaction Types:** For Sale; **Change Types:** New Listings, Pending, Closed, Distressed, Price Change, Expired; **Property Types:** Single Family, Condo/Townhouse/Apt., CoOp; **Beds:** 3 – No Max; **Baths:** 2 – No Max; **Maximum Properties per Change Type:** 50; **Sort Order:** Recently updated

	Expired
Number of Properties	7
Low Price / Value	$299,000
Median Price / Value	$599,000
High Price / Value	$835,000
Average Price / Sq. Ft.	$243
Median Price / Sq. Ft.	$249
Average Days in RPR	113
Median Days in RPR	91
Total Volume	$3,961,900

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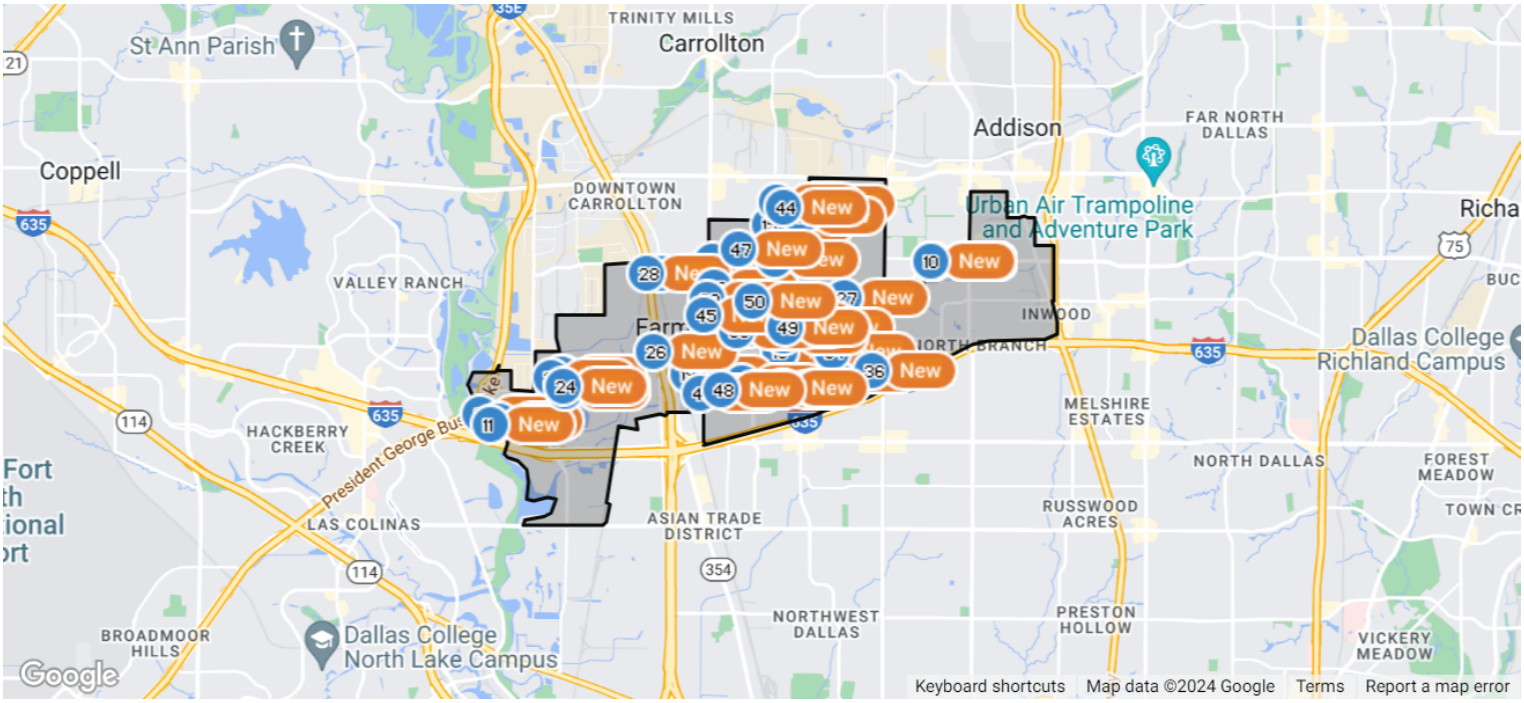
Farmers Branch, Texas



New Listings: 50

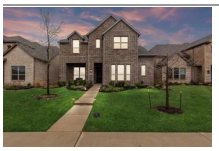
	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.

1 **Active** • *New, Active: 4/3/2024* *MLS ID: 20578560*

1923 Diyaa Ct	Condo/Townhouse/Apt.	3/3	1,864 sq ft	2,003	2021	4/3/2024	$499,900	$268

This cozy south facing residence offers modern amenities to suit every lifestyle. The kitchen is modern and well maintained, with ample space, a breakfast island, and bar seating, perfect for entertaining guests. The owner's suite features two walk in closets and a lavish shower. Two additional bedrooms share a second full bath. The top floor landing makes the perfect sitting room or play space. The HOA covers the front lawn, exterior and structural maintenance, and roof upkeep. Discover luxurious living in Dallas!

Listing Courtesy of Realty One Group Forward Living



2 **Active** • *New, Active: 3/5/2024* *MLS ID: 20551341*

12719 Mercer Pkwy	Single Family	5/4	3,684 sq ft	5,227	2022	3/5/2024	$875,000	$238

Stunning 5 bedroom, 3.5 bath home in great location in Farmers Branch! You and your guests are warmly welcomed by modern elegance the moment you enter the grand foyer! The inviting living room with stately fireplace opens to the large kitchen and is perfect for hosting guests. The enviable kitchen offers an island with seating, built-in stainless steel appliances, decorative lighting, a pantry, and ample prep space. The downstairs primary suite boasts a luxurious ensuite bath with dual sinks, a separate shower, and walk-in closet. Guest bedroom downstairs bedroom, great for overnight guests. Spacious secondary bedrooms and bath share the second floor with a large game room. The cozy media room accommodates a 200 inch screen! Beautiful formal dining room. This home is fill with natural light and designer touches throughout. You will appreciate the private backyard with covered patio that provides additional outdoor living and entertaining space. Excellent location with many nearby parks

Listing Courtesy of Redfin Corporation

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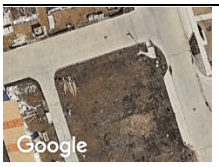
New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.

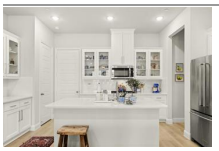


3 Active • *New, Active: 4/9/2024* *MLS ID: 20583441*

12977 Wymeth Dr	Condo/Townhouse/Apt.	3/2	1,863 sq ft	2,657	2022	4/9/2024	$526,900	$283

Set you eyes on the beautiful corner townhome, built in 2022 and was gently lived in. Built my Mattamy Homes, this townhome has already been improved upon. The home has high ceilings, open concept, wood treated flooring on the first floor, and carpet upstairs. Kitchen has stainless appliances, and a breakfast bar. The Primary bedroom is big and the primary bath feels bigger. Other 2 bedrooms are large enough to make an office or keep them as bedrooms. Close to Love Field and DFW Airport, as well as being close to shopping, fine dining, and close to major highways, and the tollways. Seller, is offering up to 7k for closing costs or rate buy down, as well as I year old Washer and dryer the seller will leave with an acceptable offer. With the preferred lender providing up to 2k in credits, and with the amazing property tax rates in that area, makes this townhome stand out with all the value you are getting.

Listing Courtesy of All City Real Estate, Ltd. Co.



4 Active • *New, Active: 2/9/2024* *MLS ID: 20532841*

12990 Jk Ojha St	Condo/Townhouse/Apt.	3/3	1,864 sq ft	1,960	2021	2/9/2024	$499,000	$268

Stunning 2021 townhome: 3 beds, 2.5 baths, open-concept layout blending comfort & modern design. As you step inside, you're greeted by an open-concept floor plan that seamlessly connects the living, dining, and kitchen areas. The kitchen includes stylish glass inserts, stainless steel appliances, and ample counter space. Plantation shutters throughout the home add Southern charm. The first-floor powder bath makes it easy for guests to access. Upstairs, the spacious primary suite has a double vanity, a large shower, and 2 walk-in closets. There are two additional bedrooms, a full bathroom, and laundry on the second floor. The exterior features a sophisticated light brick finish. Conveniently located within 20 minutes of DFW and Dallas Love Field airports, close to shopping and dining. Don't miss out on making this exceptional residence your home. The HOA covers the exterior of the units (including exterior home insurance).

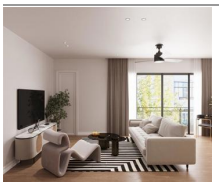
Listing Courtesy of Coldwell Banker Apex, REALTORS

5 Active • *New, Active: 3/1/2024* *MLS ID: 20549258*

2572 Avenel Dr	Single Family	4/2	1,356 sq ft	9,016	1955	3/1/2024	$319,999	$236

Check out this charming property in an ideal location! This home features 4 beds, 2 full baths, spacious living areas, natural lighting all around the home, spacious back yard, and mature trees. Enjoy the open floor plan, original hardwoods, and a renovated kitchen with quartz countertops and soft closing cabinets. Generously sized bedrooms with ceiling fans and updated bathrooms. The garage was converted into living area from previous owners and was recently reimagined into another bedroom. Located in a quiet neighborhood near I-35, Rawhide Park, and shops. The garage conversion could be used as a game room, office, primary, or even an income generating room since it has a private entrance. HVAC replaced in 2020 AND 2024 water heater. The home was previously rented out for around $1,800 a month. Donât miss out on this great opportunity, book your appointment today. Sale Includes: Refrigerator.

Listing Courtesy of Monument Realty



6 Active • *New, Active: 3/16/2024* *MLS ID: 20562847*

4060 Spring Valley Rd, #403	Condo/Townhouse/Apt.	3/4	2,104 sq ft	1,089	2024	3/16/2024	$575,000	$273

Urban living at its finest in this captivating new construction development, offering meticulously crafted multi-level townhomes. Revel in the open, light-filled spaces, with white oak wood floors throughout, complete with 2 car garage featuring an EV charger for your convenience. The second-floor main living area is a seamless blend of modern style and functionality. The eat-in kitchen island, smart Samsung appliances, beautiful cabinetry, and pristine quartz countertops make hosting a breeze. Each of the 3 bedrooms offers its own ensuite bath. The primary suite features vaulted ceilings, a walk-in closet, double sink vanity, garden tub, and shower. The balcony off the second floor is the perfect place to enjoy your coffee each morning. This development offers a fusion of contemporary elegance and urban flair, all just minutes away from Addison's premier dining spots. Its central location means downtown Dallas and Love Field airport are a short 15 minute drive away.

Listing Courtesy of Compass RE Texas, LLC

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New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.

7 Active • *New, Active: 3/16/2024* *MLS ID: 20562856*

4060 Spring Valley Rd, #404	Condo/Townhouse/Apt.	3/4	2,104 sq ft	1,089	2024	3/16/2024	$575,000	$273

Urban living at its finest in this captivating new construction development, offering meticulously crafted multi-level townhomes. Revel in the open, light-filled spaces, with white oak wood floors throughout, complete with 2 car garage featuring an EV charger for your convenience. The second-floor main living area is a seamless blend of modern style and functionality. The eat-in kitchen island, smart Samsung appliances, beautiful cabinetry, and pristine quartz countertops make hosting a breeze. Each of the 3 bedrooms offers its own ensuite bath. The primary suite features vaulted ceilings, a walk-in closet, double sink vanity, garden tub, and shower. The balcony off the second floor is the perfect place to enjoy your coffee each morning. This development offers a fusion of contemporary elegance and urban flair, all just minutes away from Addison's premier dining spots. Its central location means downtown Dallas and Love Field airport are a short 15 minute drive away.

Listing Courtesy of Compass RE Texas, LLC

8 Active • *New, Active: 3/27/2024* *MLS ID: 20569845*

2925 Ermine Way	Single Family	4/3	2,035 sq ft	8,755	1960	3/27/2024	$460,000	$226

Newly renovated 4 bedroom 3 bathroom house in the desirable Valwood Park Neighborhood of Farmers Branch. This home features lots of natural light, open floor plan and a bonus sunroom. The sunroom is lined with beautiful windows that look into the large backyard and open up to a lovely deck, great for entertaining! One of the three bedrooms on the first floor could be used as a home office. You will find several improvements including new roof, updated electrical, cast iron plumbing replacement, and fresh paint throughout! Just a seven minute walk from Rawhide Park, where you will find walking trail, architectural features, flowers, wildlife and a well equipped playground. Located down the from Brookhaven Country Club and Golf Course, Manske Library, Framers Branch Aquatic Center and Water Park and many more parks and trails. Centrally located to I-635, I-35 and the North Dallas Tollway.

Listing Courtesy of Ebby Halliday, REALTORS

9 Active • *New, Active: 3/16/2024* *MLS ID: 20562542*

4060 Spring Valley Rd, #401	Condo/Townhouse/Apt.	3/5	2,271 sq ft	1,089	2024	3/16/2024	$625,000	$275

Urban living at its finest in this captivating new construction development, offering meticulously crafted multi-level townhomes. Revel in the open, light-filled spaces, with white oak wood floors throughout, complete with a 2-car garage featuring an EV charger for your convenience. The second-floor main living area is a seamless blend of modern style and functionality, perfect for entertaining. The eat-in kitchen island, smart Samsung appliances, beautiful cabinetry, and pristine quartz countertops make hosting a breeze. Each of the 3 bedrooms offers its own ensuite bath. The primary suite features vaulted ceilings, a walk-in closet, double sink vanity, garden tub, and shower. Unwind and take in the breathtaking Dallas views from the rooftop deck. This development offers a fusion of contemporary elegance and urban flair, all just minutes away from Addison's premier dining spots. Its central location means downtown Dallas and Love Field airport are a short 15 minute drive away.

Listing Courtesy of Compass RE Texas, LLC

10 Active • *New, Active: 3/16/2024* *MLS ID: 20562566*

4060 Spring Valley Rd, #402	Condo/Townhouse/Apt.	3/4	2,104 sq ft	1,089	2024	3/16/2024	$575,000	$273

Urban living at its finest in this captivating new construction development, offering meticulously crafted multi-level townhomes. Revel in the open, light-filled spaces, with white oak wood floors throughout, complete with 2 car garage featuring an EV charger for your convenience. The second-floor main living area is a seamless blend of modern style and functionality. The eat-in kitchen island, smart Samsung appliances, beautiful cabinetry, and pristine quartz countertops make hosting a breeze. Each of the 3 bedrooms offers its own ensuite bath. The primary suite features vaulted ceilings, a walk-in closet, double sink vanity, garden tub, and shower. The balcony off the second floor is the perfect place to enjoy your coffee each morning. This development offers a fusion of contemporary elegance and urban flair, all just minutes away from Addison's premier dining spots. Its central location means downtown Dallas and Love Field airport are a short 15 minute drive away.

Listing Courtesy of Compass RE Texas, LLC

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New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.

11 Active • *New, Active: 3/28/2024* *MLS ID: 20573483*

12585 Mercer Pkwy	Single Family	4/4	3,266 sq ft	5,445	2021	3/28/2024	$874,900	$268

Better than new centrally located in DFW and well upgraded ready for new owners in Mercer Crossing of Farmers Branch. Designer paint, upgraded lighting, new hardware for all cabinets, painted cabinets, epoxy floors in garage & patio, custom window shades, added landscaping & garden, quartz countertops, laminate wood & custom tile flooring, water softener, covered patio in private backyard & more. Functional floorplan with executive study, spa like master retreat & a guest suite downstairs. 2 bedrooms, plus game & media room upstairs. Gourmet Kitchen ready for your gatherings. Located in a master planned Community with pool, jogging paths, parks & club house. Close to all airports and amazing shopping-dining in Las Colinas. Short commute to Downtown Dallas. Structural warranty from First Texas transfers at closing. Hurry!

Listing Courtesy of StarPro Realty Inc.

12 Active • *New, Active: 2/16/2024* *MLS ID: 20538181*

3236 Golfing Green Pl	Single Family	4/4	3,263 sq ft	12,249	1963	2/16/2024	$799,000	$245

New price. Movein ready 4 bed, 3.5 bath oasis, boasting a harmonious blend of modern aesthetics and practical design. Open floor plan perfect for entertaining with huge window overlooking the pool and yard. Gorgeous kitchen with waterfall island, farm sink, Samsung appliances and coffee bar. Unique corner lot and pool to cool off on those hot days, coupled with a spacious 2-car garage with ample storage. Oversized primary bed and bath upstairs with walk-in closet and European style shower bath combo. Experience comfort, style, and leisure in a location that offers the finest in community living. Easy drive to downtown Dallas and local parks. Welcome to your dream home, where every detail is designed with luxury and convenience in mind.

Listing Courtesy of Dave Perry Miller Real Estate

13 Active • *New, Active: 11/16/2023* *MLS ID: 20478685*

12992 Jk Ojha St	Condo/Townhouse/Apt.	3/3	1,860 sq ft	2,744	2021	11/16/2023	$520,000	$280

Welcome to a beautiful West Facing November 2021,Alameda Plan Townhome on a Corner lot built by Mattamy Homes. The home features high ceilings with an open living concept, wood treated flooring on the main level, a large family room, breakfast bar, featuring stainless appliances and formal dining. Upstairs, the Master features a spacious bedroom suite and bathroom with dual sinks, large walk in closet with granite countertops. The two guest rooms are perfect for kids, family or friends. The loft space is a great second living, office, or gym area. 17 minutes to DFW Airpot, 23 minutes to Dallas Lovefield. HOA covers front lawn maintenance, Structure, Roof, Water, Sewer and Exterior. If you are looking for a low maintenance Townhome, in a central location, YOU found it. Easy access to 161 (President George Bush), 35E and 635. Drive by and call me!

Listing Courtesy of Black Jack Realty

14 Active • *New, Active: 4/5/2024* *MLS ID: 20564580*

12550 Verwood Cir	Single Family	4/4	3,273 sq ft	12,109	2020	4/5/2024	$1,000,000	$306

Welcome to 12550 Verwood Circle in Farmers Branch, TX! This immaculate Ashton Woods home, owned by the original owner, is adorned with over $100,000 in builder upgrades. Situated on an oversized homesite opposite a charming community park, it boasts a special outdoor living area with a refreshing pool, perfect for relaxation and entertainment. Inside, luxury meets functionality with a central vac system throughout. Priced competitively, this gem won't linger on the market for long. Embrace upscale living in this coveted location. Don't miss outâschedule your viewing today!

Listing Courtesy of MCELROY TEAM REALTY

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New Listings: 50 (cont.)

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15 **Active** • *New, Active: 3/4/2024* *MLS ID: 20550910*

14531 Southern Pines Cv	Single Family	3/2	2,134 sq ft	13,068	1964	3/4/2024	$599,000	$281

ROOM FOR RV, Trailer OR Boat!! - HUGE LOT! Captivating 3 Bedroom, 2 Bath home nestled in the coveted Brookhaven Country Club community. Remodeled to perfection, it boasts the latest and finest in an exquisite living experience. Upon entering, youâll be enamored by the new flooring throughout the home. The home is elegant, yet cozy, with soft contemporary dÃ©cor. The heart of the home is the open design with family room-dining room-kitchen-breakfast area overlooking a spacious flex-room making it the ideal space for hosting family and friends. The master suite is a sanctuary in itself, offering a generous size and an on-suite bath. With a large walk-in shower, you can unwind and rejuvenate in style. Stepping outside, youâll discover a separate 200 sf yoga studio, providing the perfect oasis for your daily meditation sessions. Every corner of this home exudes elegance and sophistication that effortlessly blends style and comfort. Refrigerator is included.

Listing Courtesy of ONLY LUXURY ESTATES DALLAS

16 **Active** • *New, Active: 1/2/2024* *MLS ID: 20503715*

13206 Mount Castle Dr	Single Family	3/2	1,880 sq ft	11,107	1960	1/2/2024	$414,900	$221

Fully remodeled home with 3 bedrooms and 2 full baths. Sits on large corner lot. Master bath completely transformed with new tile, flooring, vanities, lighting and fixtures. Two living areas that would work as a large game or family room. NEW appliances (Dishwasher, Microwave, Electric Oven & Cooktop). NEW luxury vinyl flooring throughout. New Paint throughout. Foundation repaired with transferable warranty. NEW plumbing throughout. 8 station sprinkler system including foundation soaker. NEW Landscaping in front. LOCATION, LOCATION, LOCATION!!!! - 18 minutes to DFW, 20 minutes to Frisco, 21 minutes to downtown Dallas, 25 minutes to AT&T Stadium *Buyer and Buyer's agent to verify information contained herein.*

Listing Courtesy of Corey Simpson & Associates

17 **Active** • *New, Active: 12/17/2023* *MLS ID: 20497157*

14137 Birchlawn Dr	Single Family	4/3	2,216 sq ft	10,802	1963	12/17/2023	$499,000	$225

4 bedrooms with 2.5 bath with study-office in Terrace Club Park 2 of Farmers Branch. First floor includes a spacious main bedroom with his and hers closets. Also downstairs are the study-office, powder room, kitchen, dining area, and laundry room. Second floor includes three large bedrooms and another bathroom with dual sinks. Home also features a 2-car garage with Internet-enabled door openers, 2-inch blinds, backyard awning, and Ring alarm devices. Convenient access to I-35E, Stemmons Freeway, I-635, LBJ Freeway, Addison, Dallas, and Carrollton. Recreation Center (with gym and indoor track), Water Park, and Dog Park are within walking distance. Motivated sellers!

Listing Courtesy of Beam Real Estate, LLC

18 **Active** • *New, Active: 11/8/2023* *MLS ID: 20472665*

3323 Scarlet Oak Ct	Single Family	3/2	1,743 sq ft	3,615	1983	11/8/2023	$365,000	$209

This adorable Patio Home has it all Gated entry to home and side yard Convieniently located near Brookhaven Golf Course North of 635 and near Addison and 35 E.Mature Trees, Clubhouse and 2 community pools. Private patio with yard space and terrific community feel. Tile Backsplash. solid surface counters throughout. Gas hook up in laundry. The primary bath has an antique claw foot tub and the home has been updated in the past few years. HOA Includes Water Sewer Trash, Front yard and common area lawn maintenance and full use of facilities including 2 pools and clubhouse. Must See

Listing Courtesy of Great Western Realty

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New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.

19 Active • *New, Active: 3/13/2024* *MLS ID: 20559087*

2642 Marietta Dr	Single Family	4/4	3,315 sq ft	7,840	2024	3/13/2024	$924,900	$279

Spectacular New Construction home, just completed! Striking curb appeal is sure to WOW your guests! Nestled off the entry way, behind closed doors is the Private Study. Wonderful open floor plan has the Living room flowing open to the Gourmet Kitchen w-exquisite Quartz countertops & backsplash, gas cooktop w-vent, shaker style cabinets, pendant lighting + an oversized island w-a seating area! 1st Floor Guest Bedroom w-en-suite bath! Light filled Breakfast Nook with a window seat. Dramatic Living Room features a stunning floor to ceiling fireplace with stone surround! Full size utility w-built in cabinets! Large Primary Suite with vaulted beamed ceilings and an en-suite spa bath that features a stand alone tub, large shower, his and her vanities plus a huge walk in custom closet! Game Room + Media Room w-wet bar! Great sized Guest Bedrooms! Backyard offers a covered patio that is great for your BBQ grill & it overlooks the nicely sized backyard!

Listing Courtesy of Real

20 Active • *New, Active: 3/20/2024* *MLS ID: 20565802*

2973 Selma Ln	Single Family	3/2	1,717 sq ft	9,757	1962	3/20/2024	$450,000	$262

Welcome home to 2973 Selma Lane! This wonderful property was thoughtfully updated all throughout and has a great open flowing floor plan. Beamed ceilings in main living space complete with fireplace. Gourmet kitchen serves as the heart of the home and is perfect for family gatherings and entertaining guests. Spacious primary bedroom features a wonderful en-suite primary bath with double sinks and large walk-in shower. 2 additional bedrooms give you plenty of space to make this home all yours. Large backyard space for anything you can envision! Close proximity to tons of shopping and dining. Come see all this lovely property has to offer!

Listing Courtesy of Rogers Healy and Associates

21 Active • *New, Active: 2/23/2024* *MLS ID: 20543944*

3610 Janlyn Ln	Single Family	3/3	2,640 sq ft	10,018	1965	2/23/2024	$525,000	$199

Welcome Home in Farmers Branch - a mid-century modern gem boasting 3 bedrooms, 3 baths, and 3 living areas, complemented by a versatile bonus room. This home features exquisite updated finishes throughout. An oversized garage accommodates 3 cars with ample workspace. Eco-friendly perks include a 16-panel solar system and Tesla charger. The highlight? An indoor heated pool and spa for year-round enjoyment. Your luxurious, sustainable living awaits!

Listing Courtesy of House Brokerage

22 Active • *New, Active: 4/5/2024* *MLS ID: 20580875*

3348 Brookhaven Club Dr	Single Family	4/3	2,463 sq ft	12,588	1983	4/5/2024	$625,000	$254

Delightful home built in 1983 on the corner of Brookhaven Club Dr & Executive Cir, just a block from the entrance to Brookhaven Country Club. A 4-Bedroom, 3 full Bath home with a large Kitchen that has a very large Breakfast Area with lounging seating. A large Family Rm with Gas Log Fireplace and vaulted ceiling. A large Formal Dining Room with a nice built-in hutch-type serving and storage cabinet. One Bedroom and bath is split from the other bedrooms so it works well as a guest room or parent Bedroom. The Primary Bedroom has a nice ensuite bath with separate walk-in closets. HVAC, Roof, water heater, flooring are some recent updates. The back yard is private and can be enjoyed from a large deck off of the Breakfast Area. A very nice corner lot with a lot of vehicle parking options. Better hurry for this one.

Listing Courtesy of Keller Williams Dallas Midtown

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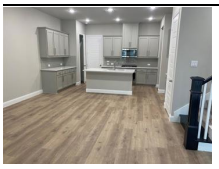
New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.



23 Active • *New, Active: 3/30/2024* *MLS ID: 20566400*

1926 Diyaa Ct	Condo/Townhouse/Apt.	3/3	1,866 sq ft	1,990	2022	3/30/2024	$519,900	$279

This North Facing 2022 built townhome offers an extraordinary living experience in a prime location near Mercer Crossing! The home greets you with high ceilings, the main level is adorned with wood flooring, the kitchens featuring plenty of counter space, a breakfast island with a built-in double sinks, and bar seating for casual dining or entertaining. Upstairs, the owner's suite features a two separate walk-in closets, luxurious walk-in shower and double sinks.Two additional bedrooms on the second floor each come with their own walk-in closets, These bedrooms share second full bath.The utility room is conveniently located just steps from the bedrooms. A landing at the top of the stairs provides additional space perfect for relaxation or as a play area for children.The Homeowners Association (HOA) covers front lawn maintenance, structural maintenance, roof upkeep, and exterior maintenance. Conveniently located near Las Colinas area, and 10 miles away from both Dallas and DFW Airport.

Listing Courtesy of R2 Realty LLC

24 Active • *New, Active: 2/22/2024* *MLS ID: 20535819*

1925 Strand St	Condo/Townhouse/Apt.	3/3	1,800 sq ft	2,003	2022	2/22/2024	$520,000	$289

Gorgeous Townhome highly desired Kensington Place! Featuring lovely modern designer finishes throughout. Large living room opens to spacious kitchen with elegant tile backsplash, quartz countertops, Stainless Steel Appliances, 5-burner gas cooktop and oven, large island, and plenty of cabinet and counter space. Master suite boasts two large walk-in closets, as well as a beautiful walk-in shower, and double sinks. The two secondary bedrooms all have access to a full bath. The utility closet is conveniently located just steps from the bedrooms. Attached rear-entry two-car garage. The ultimate in lock and leave lifestyle. HOA covers front lawn maintenance, Roof, Water, Sewer and Exterior of Residence. Minutes to DFW and Dallas Love Field airport, close to shopping, dining and entertainment. Built in 2022 but lightly lived in for only 1 year! THIS IS A MUST SEE!!

Listing Courtesy of Keller Williams Realty

25 Active • *New, Active: 11/29/2023* *MLS ID: 20482875*

12985 Vinson Dr	Single Family	3/4	2,699 sq ft	4,225	2021	11/29/2023	$710,000	$263

Beautiful EAST facing Mattamy 2021 built two-level home in the Kensington Place subdivision located in Carrollton-Farmers Branch ISD! Features include vaulted ceilings, open main level, lots of natural light. Open kitchen with quartz counter-tops, large eat-in kitchen island, ss appliances, and formal dining. Large primary bedroom with attached bathroom. Large walk-in closet. Two bedrooms, Media, and Game room upstairs. Covered back patio. Located close to 161, 35E, and 635. YouTube video walk-through available by searching the address.

Listing Courtesy of Bentley Fine Properties

26 Active • *New, Active: 3/14/2024* *MLS ID: 20560348*

13209 Goodland St	Condo/Townhouse/Apt.	3/4	1,937 sq ft	1,960	2018	3/14/2024	$449,000	$232

Gorgeous 3 bedr, 3.1 bath corner unit townhome centrally located in the DFW metroplex, property offers great accessibility to all major highways, tollways & both DFW & Lovefield airports, restaurants, retail & the newest JOYA Park. 1st floor features a bed and bath & garage with ample storage; all beds have ensuite baths. Beautiful kitchen up features upgraded Bosch stainless steel appliances, quartz counter tops & cabinetry with soft close doors & drawers. 2nd floor is the perfect space for enteratining friends & family, loaded with natural light + real hardwood floors throughout. 3rd floor has a generous primary bedroom large enough for a sitting area w a private balcony. Home is located in a quiet neighborhood, conveniently located off highway i35 & 635; walking distance to Dart Rail. A great location for anyone wanting to stay in a close proximity to everything great Dallas has to offer. Washer, dryer & refrigerator are included. This is a must see home! *PHOTOS COMING SOON*

Listing Courtesy of Coldwell Banker Realty

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New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
27 Active • *New, Active: 3/14/2024* *MLS ID: 20561248*								
13851 Tanglewood Dr	Single Family	3/3	3,066 sq ft	20,081	1957	3/14/2024	$775,000	$253

STUNNING, move in ready home in the Brookhaven golf course community. Course views on 2 sides and walking distance to Brookhaven Country Club. This mid-century modern gem has been updated and has been meticulously maintained. Bright open concept with natural light throughout. Charming side patio off one of the 3 living areas with a wide open course view. One living area could be used as a huge dining room. All 3 baths have been updated with beautiful tile, cabnentry and amenities. New luxury vinyl flooring througout the house. Kitchen is open to 2 of the living areas. The 21x36 foot covered patio has beautiful pavers with an additional 20x20 open party deck; newer windows with rechargeble remote blinds throughout and the kitchen has been updated with light quartz counters. 2 year old roof and updated plumbing. This unique home is perfect for entertaining everywhere you look! It is a gem for sure!

Listing Courtesy of List My House Dallas, LLC

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
28 Active • *New, Active: 3/7/2024* *MLS ID: 20555434*								
2524 Avenel Dr	Single Family	5/2	1,860 sq ft	7,500	1955	3/7/2024	$360,000	$194

Perfect investment opportunity in an up-and-coming area, down the street from brand new upscale shopping and dining. 5 Bedroom 2100 Sq ft home in Farmers Branch. Garage has been converted into an additional bedroom. HVAC units new in 2019. Windows new 2019. 12x12 Storage shed with electricity. Sit out back and enjoy the evening on your huge wrap around back deck. Foundation repaired and Lifetime warranty is transferable.

Listing Courtesy of AKL Real Estate

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
29 Active • *New, Active: 1/17/2024* *MLS ID: 20500447*								
13850 Birchlawn Dr	Single Family	3/2	1,342 sq ft	8,755	1957	1/17/2024	$369,000	$275

PRICE REDUCTION! LOCATION This home was fully remodeled recently. The full remodeling included, New plumbing and sewer system, new paint, new luxury vinyl plank, carpet, water heater, quartz countertop, new appliances, new lighting throughout the home, updated bathroom new tiles, tubs and hardware. Foundation just completed with lifetime transferrable warranty. Entertain your guests in the fully remodeled kitchen or on your deck in your large backyard. This home is conveniently located near: schools, restaurants, parks, airport and LBJ, Dallas North Tollway, and I-35 are just minutes away. Bring your buyers, they will love it.

Listing Courtesy of Fathom Realty LLC

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
30 Active • *New, Active: 2/28/2024* *MLS ID: 20542258*								
13923 Birchlawn Dr	Single Family	3/2	1,679 sq ft	8,755	1957	2/28/2024	$350,000	$208

Welcome to your charming 1957 Farmer's Branch home nestled in a serene neighborhood, just a stone's throw from excellent schools and shopping. This cozy abode boasts 3 bedrooms, 2 baths, and a converted garage offering a versatile living space, complete with a lighted storage area. Recently renovated, this home features all-new foundation, plumbing, windows, HVAC, SPC vinyl plank flooring, and carpet. Freshly painted walls, ceilings, cabinets, doors, and trim add a touch of modernity. While the kitchen and bathrooms await your personal touch, they've been enhanced with refreshed walls, cabinets, trim, and floors. Enjoy the convenience of a prime location just a mile from I-35, making commuting a breeze. Don't miss the opportunity to make this delightful property your new home! Buyer to verify all information.

Listing Courtesy of Local Pro Realty LLC

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New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.

31 Active • *New, Active: 3/14/2024* *MLS ID: 20523683*

3141 Brincrest Dr	Single Family	5/3	2,441 sq ft	13,416	1960	3/14/2024	$500,000	$205

A stunning home nestled on a picturesque .30 acre creek lot, boasts exceptional charm and character. With 5 bedrooms and 2.5 baths, this residence offers ample space for comfortable living and entertaining. A welcoming front porch and spacious lot provides plenty of room for outdoor activities and landscaping, making it an ideal oasis for relaxation and recreation. Though the home has been freshly painted throughout and LVP flooring installed on the first floor, it has retained much of the original character also offering modern conveniences. The 5 bedrooms with warm wood floors provide ample space for a growing family or guests, each offering privacy and comfort. The primary bath and secondary baths upstairs have been thoughtfully updated. This exceptional home on a creek lot combines the best of mid-century design with modern comforts, offering a unique and inviting retreat. Absolutely excellent Farmers Branch location minutes from 635, 35, DNT, shopping and dining. This is home!

Listing Courtesy of Keller Williams Realty Allen

32 Active • *New, Active: 2/14/2024* *MLS ID: 20521947*

3222 Brincrest Dr	Single Family	3/2	2,365 sq ft	15,942	1964	2/14/2024	$579,500	$245

Welcome to this 3 bed, 2 bath home on one of the larger lots in the neighborhood! This one level home features updates throughout and living spaces with abundant natural light. The kitchen boasts elevated stainless steel appliances, breakfast bar, and opens to an oversized living room with a wall of windows and vaulted ceiling. The layout presents multiple living and dining space options. A bonus living space off the kitchen could serve as a sunroom, office, or additional living. Oversized primary suite with sitting area overlooks a large back yard, has 2 well sized closets, updated en-suite bath, and built-in desk area. Thoughtfully planned full size laundry room leads to an attached 2 car garage with epoxy flooring. Property is graced with mature landscaping and ample yard space. Home is conveniently located to major highways, easy access to airports, dining, shopping, & 1.5 miles from JOYA AT ORAN GOOD PARK, the first glow in the dark playground in Texas! New Roof, February 2024.

Listing Courtesy of Dave Perry Miller Real Estate

33 Active • *New, Active: 2/22/2024* *MLS ID: 20543404*

3426 Brockway Dr	Single Family	4/4	2,697 sq ft	13,634	1965	2/22/2024	$699,000	$259

Step into luxury living at Brookhaven Estates! This fully renovated 4-bedroom, 3.5-bathroom home exudes mid-century modern elegance. As you enter, you're greeted by a seamless open-concept layout where the kitchen overlooks the expansive living area on the first floor. The kitchen is a chef's dream, featuring a massive island that comfortably accommodates seating for 5, perfect for casual dining or hosting gatherings with friends and family. The master bedroom is a serene retreat, boasting its own ensuite bathroom and a generously sized walk-in closet. Additionally, one of the secondary bedrooms also enjoys the luxury of its own private bathroom, ideal for guests or family members seeking seclusion. Located in the highly sought-after community of Brookhaven Estates, this home offers more than just luxury livingâit's also incredibly convenient. With easy access to 635, commuting is a breeze, and you're just moments away from an array of dining and entertainment options.

Listing Courtesy of Keller Williams Realty DPR

34 Active • *New, Active: 3/22/2024* *MLS ID: 20558233*

3604 Cedar Ln	Single Family	5/4	5,264 sq ft	12,850	1989	3/22/2024	$1,275,000	$242

Welcome to this stunning 5-bed, 3.5-bath home with exquisite design and luxury amenities. As you step inside, you'll be greeted by vaulted ceilings and a spacious open floor plan. French doors lead you to a formal dining room, in addition to a breakfast nook. The kitchen boasts stainless steel Viking appliances, a gas cooktop, double oven, and a convenient kitchen island. Enjoy two distinct living spaces: a family room and a separate living room. Retreat to the primary bedroom, featuring an ensuite 5-piece bath, a large walk-in closet, and stairs leading to a private loft space. Upstairs, you'll find a loft area adjacent to a dry bar. Four additional bedrooms offer ample space, with one opening to a bonus room, with endless possibilities for use. Step outside into your own private oasisâa sparkling pool with a spa, a pergola with a fireplace, an outdoor kitchen, and even your own backyard mini-golf course. Your dream home awaits! Click the Virtual Tour link to view the 3D walkthrough.

Listing Courtesy of Orchard Brokerage, LLC

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New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.

35 Active • *New, Active: 3/7/2024* *MLS ID: 20552634*

13333 Challaburton Dr	Single Family	3/2	1,140 sq ft	9,975	1957	3/7/2024	$335,000	$294

Lovely home for sale located on large corner lot with 3 bedrooms 1.5 baths and garage. Updated open kitchen has gorgeous cabinets, back splash, over sized kitchen sink, hardware, stainless-steel appliances including built-in microwave and breakfast bar with custom built-ins. Lots of windows throughout home, great for natural light. Breakfast area has direct access to large fenced backyard with patio. Home features recent flooring, full sized washer and dryer area, linen closet, window coverings, ceiling fans, and closet added off living area which is perfect for storage. NO HOA! Call today to schedule an appointment.

Listing Courtesy of DLG REALTY ADVISORS

36 Active • *New, Active: 4/4/2024* *MLS ID: 20579233*

3830 Clubway Ln	Single Family	3/2	1,752 sq ft	10,628	1964	4/4/2024	$475,000	$271

Nestled in a delightful neighborhood, this exquisitely remodeled home awaits its new owner. Every detail has been thoughtfully attended to, with a complete overhaul that includes the replacement of cast iron plumbing. A comprehensive series of updates, boasting a high-efficiency 18 SEER furnace and AC, new blow in insulation, a new roof, new cedar fence, sprinkler system, Simonton Reflections windows, and wood-look tile flooring. Enhancements extend to light fixtures, both interior and exterior paint, stone countertops, and a stainless farmhouse sink in the kitchen. Fresh cabinet doors, a disposal unit, bathroom vanities, sinks, toilets, hardware, shower enclosures, and plush carpeting in the bedrooms add to the allure. Situated conveniently near 635 and Brookhaven College, this home offers more than just comfort and styleâit's a lifestyle upgrade.

Listing Courtesy of Live Local, LLC

37 Active • *New, Active: 4/6/2024* *MLS ID: 20581016*

13416 Emeline St	Single Family	3/2	1,811 sq ft	9,060	1955	4/6/2024	$385,000	$213

Introducing this charming, cozy, and fully renovated gem! From top to bottom, this home has undergone a stunning transformation. Step into the spacious living area, which seamlessly flows into an open floor plan, offering endless possibilities for customization. With two generously sized living spaces surrounding a roomy dining area, entertaining becomes a breeze. The large utility room presents the opportunity to easily add a third bathroom, providing even more convenience. Enjoy the luxury of updated vinyl plank flooring, elegant quartz countertops, and a stylish subway tile backsplash throughout. Situated on an expansive 125-foot pie-shaped lot with 89 feet of back property line creates a spacious backyard there's plenty of room for expansion and outdoor activities. Plus, with the roof, foundation, and drainage replaced in 2024, peace of mind comes standard with this beautiful home.

Listing Courtesy of Dave Perry Miller Real Estate

38 Active • *New, Active: 3/9/2024* *MLS ID: 20557051*

13504 Emeline St	Single Family	3/2	2,274 sq ft	7,626	1955	3/9/2024	$425,000	$187

Canopied under a mature tree, this darling home is sure to please those that need space. Open floor plan with large living room, features a luxury vinyl plank floor. The kitchen and dining room are open to each other for easy flow and entertaining. The dining room has a vaulted ceiling while the kitchen features plenty of cabinets, a large pantry and an island with an additional prep sink. The primary bedroom is quite spacious with a vaulted ceiling, gas log fireplace and two walk in closets. From the primary bedroom you can enter the loft which has wood floors and a built in bookcase. This would be great as an office or a private get away area. Additional 2 bedrooms both feature LVP floors and nice sized closets. The backyard is fenced with a beautiful stained board on board fence. The home has all new interior paint. Additional updates include roof, plumbing, electrical panel with whole home surge protector, heat and air, all windows and skylights. Just move in and enjoy!

Listing Courtesy of RE/MAX DFW Associates

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New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.

39 Active • *New, Active: 3/22/2024* *MLS ID: 20567337*

2838 Ermine Way	Single Family	3/2	1,468 sq ft	8,886	1960	3/22/2024	$339,500	$231

MULTIPLE OFFERS RECEIVED. OFFER DEADLINE MARCH 25TH AT 10 AM. This adorable 3-2-2 remodeled home in Valwood Park offers wonderful curb appeal and is located right by a greenbelt as well as Rawhide Park with a 2.1-mile track and walking trails! Recent updates and extras like an open floor plan, plantation shutters, a large laundry room, and fresh white paint set this one apart. The light and bright kitchen offers shaker-style cabinets, granite counters, a large pantry, and a spacious utility room. The refrigerator and newer washer-dryer set will stay with the property. The beautiful backyard includes a mature Live Oak tree. Close to local hospitals, dog park, Brookhaven College, Mustang Station, and Immaculate Conception private school. Don't miss this fabulous, updated home in a wonderful Farmers Branch neighborhood!

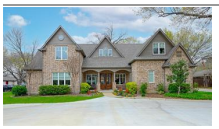
Listing Courtesy of McBride Boothe Group, LLC

40 Active • *New, Active: 3/8/2024* *MLS ID: 20553703*

12229 Eunice St	Single Family	3/2	1,846 sq ft	11,891	1959	3/8/2024	$379,000	$205

Welcome Home! As you enter from the huge covered front porch you will find the heart of the home - a spacious living area with vaulted ceilings, built-in bookshelves, and fireplace. 3 large bedrooms, 2 full baths â one Jack & Jill layout. Eat-in kitchen and separate dining area. Large utility room off the kitchen with room for an extra frig or freezer. Outside, you can enjoy a beautifully manicured lawn for outdoor barbeques and recreation. Rain or shine, the back-covered extended patio is ideal. Location is key for this home as it has easy access to 635 for convenient commuting, nearby shopping, schools, and a community garden! 20-minute drive to downtown Dallas. Make this home your own or leave it to enjoy the character and style it holds.

Listing Courtesy of Ebby Halliday, REALTORS



41 Active • *New, Active: 3/14/2024* *MLS ID: 20561518*

2737 Farmers Branch Ln	Single Family	4/4	3,388 sq ft	13,982	2017	3/14/2024	$1,190,000	$351

One of a kind Todd Bonneau custom construction on Farmers Branch Lane in walking distance to Mustang Station historical park. Home features open floor plan, large kitchen, 2 dishwashers, commercial fridge, gas cooktop, double oven and walk in pantry. Vaulted ceilings create a grand comfortability. Covered patio with TV and fireplace extends your living space to the outdoors. High ceilings continue into the primary bed and bath. Primary bath features garden tub, large walk in shower, and HUGE closet. Second bedroom downstairs has ensuite bath and connected closet (perfect for office or nursery). Upstairs is where the party really starts with a HUGE bonus room and 2 separate bedrooms with dedicated baths. Bonus room is perfect for movie night, pool table, kid crafts or all three! Walk out attic storage easily accessible from second floor. More storage under stairs in mud-laundry room. 2 car garage and separate 1 car garage plus circle drive give plenty of parking space for guests.

Listing Courtesy of United Real Estate

42 Active • *New, Active: 3/26/2024* *MLS ID: 20570617*

3326 Gatwick Pl	Single Family	4/3	3,928 sq ft	10,890	1982	3/26/2024	$895,000	$228

Large executive home located on 14th tee box of the Masters Course on Brookhaven Golf Course. Interior features a large indoor pool with a hot tub allowing for year round use. The large open floor plan is perfect for entertaining guest while they enjoy spectacular views of the golf course through a bank of windows in the living room, dining room, breakfast nook and kitchen. The kitchen boast a large kitchen island, stainless steel appliances and quartz counter tops. Besides the stunning view of the course the large living room overlooks the indoor pool and a stunning fireplace. The master bedroom also overlooks the pool and features a large sitting are with shoji screens. Game room upstairs features a large bar with fridge and balcony overlooking the golf course. Fourth bedroom upstairs could easily be used as a media room. Other interior features include three zoned HVAC systems, elevator, engineered hardwood floors, quartz countertops, new ice maker. The kitchen was remodeled in 2020

Listing Courtesy of Beam Real Estate, LLC

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New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
43 Active • *New, Active: 2/24/2024* *MLS ID: 20544236*								
3133 Golden Oak	Condo/Townhouse/Apt.	3/3	2,051 sq ft	2,395	1972	2/24/2024	$375,000	$183

Motivated Seller! Home in park-like setting surrounded by mature trees and adjacent to a lovely greenbelt. Dining and kitchen center the home which lead to a huge living area with cozy wood buring fireplace and a wall of windows over-looking the lovely yard. Windows galore in most rooms. Dining area with a beautiful skylight. Flagstone patio in private yard surrounded by fencing, brick wall and wrought iron gate. Tall ceilings and modern look. Den or study area with walkout patio and shelving off private primary bedroom. Both secondary bedrooms upstairs also have walk-out patio. Large 2 car garage with extra storage closet on side of the home that locks. Some upgrades include fresh paint throughout, new disposal, beautiful new front door, under counter lighting, newer water heater, and newer HVAC system. Washer and dryer may convey with acceptable offer. Easy access to highway 35 and highway 635. Close to shopping, restaurants, and more!

Listing Courtesy of Tonia Felczer Top Dog RE & Mgt

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
44 Active • *New, Active: 11/9/2023* *MLS ID: 20470163*								
3185 Golden Oak	Condo/Townhouse/Apt.	3/3	2,051 sq ft	348	1973	11/9/2023	$399,945	$195

PRICE REDUCED! Move in ready! Recently updated large 3-bedroom 2.5 bath townhome in a beautiful highly sort for neighborhood in Farmers Branch. Great location with convenient access to restaurants, shopping and close to everything. Easy access to I-635. Fresh paint and updated flooring throughout the home. Newly remolded bathrooms and kitchen. This unit has a flex room which can serve as an extra living area with lots of storage space. Balconies attached to both 2nd and 3rd bedrooms on the second floor. This unit has large windows throughout the home letting in lots of natural light.

Listing Courtesy of Keller Williams Realty-FM

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
45 Active • *New, Active: 11/1/2023* *MLS ID: 20467232*								
13659 Heartside Pl	Single Family	3/2	1,295 sq ft	9,365	1958	11/1/2023	$368,900	$285

FULLY RENOVATED! The huge living area inviting positive vibes & offering open space making entertaining a breeze. Create lasting memories in your beautiful backyard. You will find an incredible open floor plan featuring dining, den, kitchen with gorgeous and elegant design. Come & check out this hidden gem with all design details, high-end material & hidden features! FULLY updated bathrooms with brand new modern styled showers, tubs & hardware, etc. Fully renovated kitchen and bathrooms with shaker style cabinets, quartz countertop, and upgraded showers. Highlights of this home include brand new kitchen appliances, new water heater, new light fixtures, flooring covered with waterproof luxury vinyl plank, garage door replaced recently, all new windows. Foundation repaired with passeed engineering report and transferable life time warranty. Brand New Roof! Plumbing repaired with passed hydro-static pressure test!

Listing Courtesy of U Property Management

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
46 Active • *New, Active: 3/7/2024* *MLS ID: 20547658*								
3144 La Kenta Cir	Single Family	5/7	4,234 sq ft	10,497	2024	3/7/2024	$1,839,900	$435

Under Construction, August - September completion. In this, ever changing neighborhood of Brookhaven Country Club. A Traditional home with modern touches was designed with large open living areas for family and entertaining enjoyment. 5 bedrooms, 6 Bath, 2 half baths, 3 car tandem garage, covered rear porch with fireplace, and outdoor kitchen area. White oak hardwood Floors covers most of the home with carpet in bedrooms, Designer tile in all baths. Gourmet appliances with a gas range and ovens, 42- inch refrigerator. All bedrooms with ensuites, 2 bedrooms down, playroom-media room, 3 bedrooms up with plenty of storage. Your clients can meet with Builder to review plan, make recommendations, pick materials and colors.

Listing Courtesy of RE/MAX Premier

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New Listings: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
47 Active • *New, Active: 3/29/2024* *MLS ID: 20568885*								
2933 Mark Twain Dr	Single Family	3/2	1,400 sq ft	9,365	1957	3/29/2024	$380,000	$271

EXQUISITE 3 BEDROOM, 2 BATH BRICK HOME WITH 2 CAR GARAGE IN COVETED CARROLLTON-FARMERS BRANCH ISD. Updated with modern finishes, this open concept home blends comfort and functionality. The kitchen is a chef's dream featuring new white shaker cabinets, quartz counters, eat in island, accent backsplash, SS slide in range+ vent hood. Enjoy the dining space lit by a contemporary chandelier. Primary bedroom boasts a spa-like ensuite bath. Two additional bedrooms offer flexibility for a growing family or a home office setup. Enjoy the large backyard with covered patio for outdoor living. Updates include NEW luxury vinyl floors, low E Windows, remodeled kitchen+ baths, doors, fresh paint, landscaping, recess lighting+more. Roof 2024, HVAC 2024, foundation repaired 2024, new plumbing in kitchen, baths+ laundry providing peace of mind for years to come. Ideal location close to schools, parks, Galleria Mall, and major highways. Donât miss this opportunity to own a turnkey in a prime location!

Listing Courtesy of Compass RE Texas, LLC

48 Active • *New, Active: 4/2/2024* *MLS ID: 20575785*								
2904 Maydelle Ln	Single Family	3/2	1,926 sq ft	9,104	1961	4/2/2024	$425,000	$221

This charmingly one-story ranch-style home offers a perfect blend of comfort and convenience. Nestled on a generous corner lot, it boasts 3 bedrooms, 2 well-appointed bathrooms, and an enclosed sunroom that provides extra living space for relaxation or entertainment. The home's location is a dream come true for families, backing up directly to Stark Elementary, ensuring a short walk for school days. Enjoy the ease of commuting with major highways just minutes away, making your travel to work or leisure destinations effortless. HVAC replaced in 2022. The large backyard invites outdoor activities and gatherings, promising endless fun and tranquility in your own private oasis. This gem combines a peaceful residential vibe with the perks of city living. Donât miss the opportunity to make it yours and create new memories in a home that's as inviting as it is practical. Come see it today!

Listing Courtesy of DFW Elite Living

49 Active • *New, Active: 4/3/2024* *MLS ID: 20578594*								
13426 Mount Castle Dr	Single Family	3/2	1,614 sq ft	8,015	1957	4/3/2024	$410,000	$254

Welcome to your charming 3-bedroom, 2-bath home nestled in the coveted Johnston Park subdivision of Farmers Branch, Texas. Located on Mount Castle Drive, this residence offers a perfect blend of comfort and convenience, with easy access to Interstate 635 for seamless commuting. Step inside to discover an interior with recently installed vinyl flooring, granite counters, and recently installed updated lighting. The heart of the home features a spacious living area, ideal for relaxation or entertaining. The recently installed HVAC may ensure your year-round comfort. The kitchen has ample counter space for meal preparation. Vinyl floors grace the entire home, offering durability and easy maintenance while enhancing the overall aesthetic appeal. This home features a large yard and offers endless possibilities for outdoor enjoyment.

Listing Courtesy of HomeSmart

50 Active • *New, Active: 3/14/2024* *MLS ID: 20558027*								
13643 Onyx Ln	Single Family	4/2	1,781 sq ft	11,325	1960	3/14/2024	$365,000	$205

CAPTIVATING LOCATION is what you'll experience in this nicely updated Mid Century Traditional on an over sized corner lot boasting matures trees and just across the street from Rawhide Park and Playground. Fall in LOVE with this versatile floorplan offering 4 bedrooms and 2 Full Bathrooms (4th bedroom with large walk-in closet is in converted garage, or can be 2nd Living area), wood tone vinyl plank flooring in Kitchen, Dining, Hallways, and 2 of the secondary bedrooms. Laundry room offers plenty of space for extra storage and 2nd refrigerator. Side by side SS refrigerator remains with the property. Wide variety of updates per owner are as follows. Electric Range 2024, Disposal 2023, Washer hot and cold supply valves 2023, Primary shower 2024, Roof 2023, Water Heater 2022, and HVAC blower unit 2021. This home is conveniently located minutes away from DFW Airport, I-635, I-35, DNT, schools, restaurants, Farmers Branch Manske Library and Brookhaven Country Club Golf and Tennis Academy.

Listing Courtesy of Ebby Halliday, REALTORS

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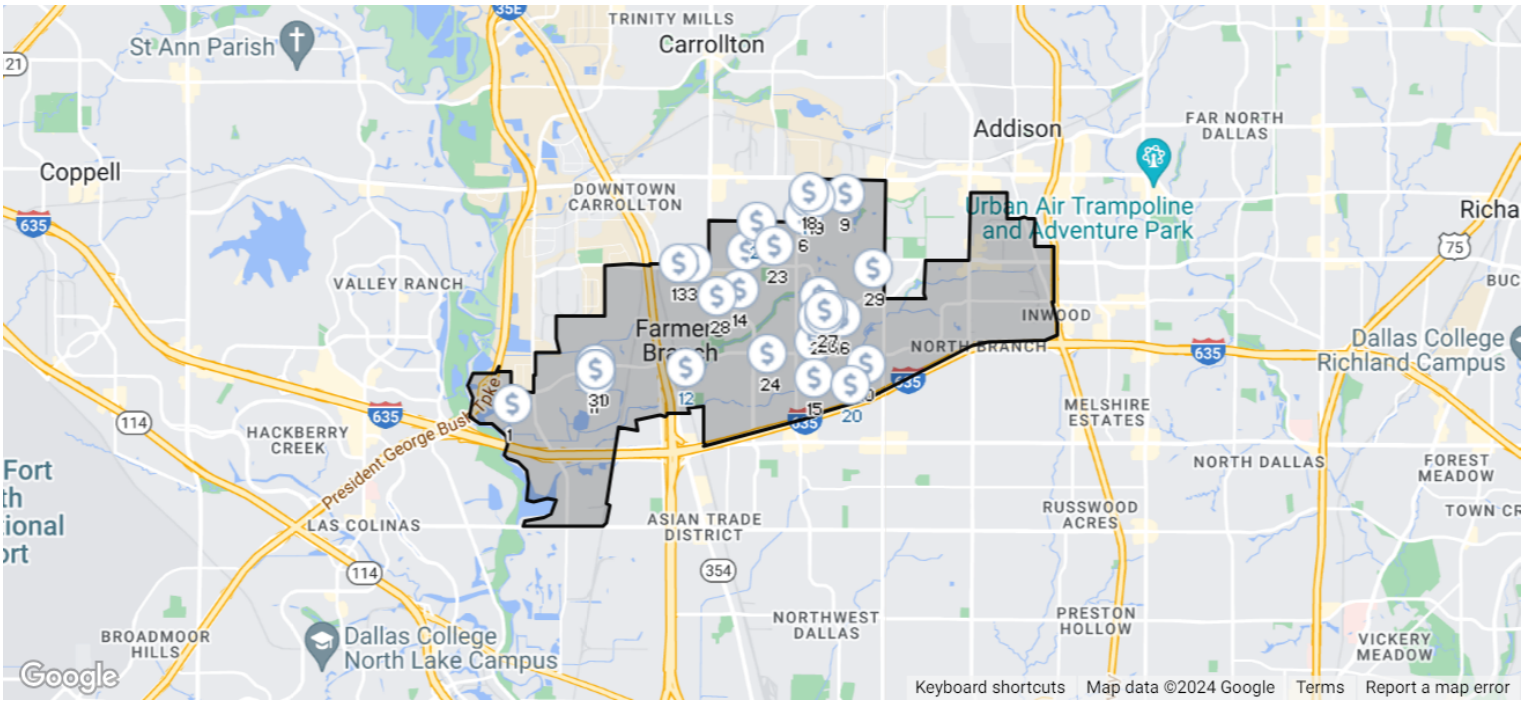
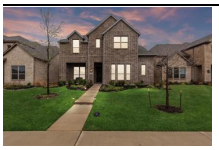


Price Changes: 31

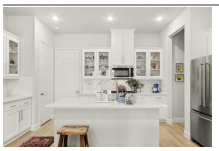


1 **Active** • *New, Active: 3/5/2024* *MLS ID: 20551341*

Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
12719 Mercer Pkwy Single Family	5/4	3,684 sq ft	3/5/2024	$925,000	$875,000	4/10/2024	-5.41%

Stunning 5 bedroom, 3.5 bath home in great location in Farmers Branch! You and your guests are warmly welcomed by modern elegance the moment you enter the grand foyer! The inviting living room with stately fireplace opens to the large kitchen and is perfect for hosting guests. The enviable kitchen offers an island with seating, built-in stainless steel appliances, decorative lighting, a pantry, and ample prep space. The downstairs primary suite boasts a luxurious ensuite bath with dual sinks, a separate shower, and walk-in closet. Guest bedroom downstairs bedroom, great for overnight guests. Spacious secondary bedrooms and bath share the second floor with a large game room. The cozy media room accommodates a 200 inch screen! Beautiful formal dining room. This home is fill with natural light and designer touches throughout. You will appreciate the private backyard with covered patio that provides additional outdoor living and entertaining space. Excellent location with many nearby parks

Listing Courtesy of Redfin Corporation



2 **Active** • *New, Active: 2/9/2024* *MLS ID: 20532841*

Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
12990 Jk Ojha St Condo/Townhouse/Apt.	3/3	1,864 sq ft	2/9/2024	$515,000	$499,000	3/1/2024	-3.11%

Stunning 2021 townhome: 3 beds, 2.5 baths, open-concept layout blending comfort & modern design. As you step inside, you're greeted by an open-concept floor plan that seamlessly connects the living, dining, and kitchen areas. The kitchen includes stylish glass inserts, stainless steel appliances, and ample counter space. Plantation shutters throughout the home add Southern charm. The first-floor powder bath makes it easy for guests to access. Upstairs, the spacious primary suite has a double vanity, a large shower, and 2 walk-in closets. There are two additional bedrooms, a full bathroom, and laundry on the second floor. The exterior features a sophisticated light brick finish. Conveniently located within 20 minutes of DFW and Dallas Love Field airports, close to shopping and dining. Don't miss out on making this exceptional residence your home. The HOA covers the exterior of the units (including exterior home insurance).

Listing Courtesy of Coldwell Banker Apex, REALTORS

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Price Changes: 31 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
3 Active • *New, Active: 3/1/2024* *MLS ID: 20549258*								
2572 Avenel Dr	Single Family	4/2	1,356 sq ft	3/1/2024	$330,000	$319,999	3/18/2024	-3.03%

Check out this charming property in an ideal location! This home features 4 beds, 2 full baths, spacious living areas, natural lighting all around the home, spacious back yard, and mature trees. Enjoy the open floor plan, original hardwoods, and a renovated kitchen with quartz countertops and soft closing cabinets. Generously sized bedrooms with ceiling fans and updated bathrooms. The garage was converted into living area from previous owners and was recently reimagined into another bedroom. Located in a quiet neighborhood near I-35, Rawhide Park, and shops. The garage conversion could be used as a game room, office, primary, or even an income generating room since it has a private entrance. HVAC replaced in 2020 AND 2024 water heater. The home was previously rented out for around $1,800 a month. Donât miss out on this great opportunity, book your appointment today. Sale Includes: Refrigerator.

Listing Courtesy of Monument Realty

4 Active • *New, Active: 2/16/2024* *MLS ID: 20538181*								
3236 Golfing Green Pl	Single Family	4/4	3,263 sq ft	2/16/2024	$890,000	$799,000	4/9/2024	-10.22%

New price. Movein ready 4 bed, 3.5 bath oasis, boasting a harmonious blend of modern aesthetics and practical design. Open floor plan perfect for entertaining with huge window overlooking the pool and yard. Gorgeous kitchen with waterfall island, farm sink, Samsung appliances and coffee bar. Unique corner lot and pool to cool off on those hot days, coupled with a spacious 2-car garage with ample storage. Oversized primary bed and bath upstairs with walk-in closet and European style shower bath combo. Experience comfort, style, and leisure in a location that offers the finest in community living. Easy drive to downtown Dallas and local parks. Welcome to your dream home, where every detail is designed with luxury and convenience in mind.

Listing Courtesy of Dave Perry Miller Real Estate

5 Active • *New, Active: 11/16/2023* *MLS ID: 20478685*								
12992 Jk Ojha St	Condo/Townhouse/Apt.	3/3	1,860 sq ft	11/16/2023	$545,000	$520,000	3/5/2024	-4.59%

Welcome to a beautiful West Facing November 2021,Alameda Plan Townhome on a Corner lot built by Mattamy Homes. The home features high ceilings with an open living concept, wood treated flooring on the main level, a large family room, breakfast bar, featuring stainless appliances and formal dining. Upstairs, the Master features a spacious bedroom suite and bathroom with dual sinks, large walk in closet with granite countertops. The two guest rooms are perfect for kids, family or friends. The loft space is a great second living, office, or gym area. 17 minutes to DFW Airpot, 23 minutes to Dallas Lovefield. HOA covers front lawn maintenance, Structure, Roof, Water, Sewer and Exterior. If you are looking for a low maintenance Townhome, in a central location, YOU found it. Easy access to 161 (President George Bush), 35E and 635. Drive by and call me!

Listing Courtesy of Black Jack Realty

6 Active • *New, Active: 3/4/2024* *MLS ID: 20550910*								
14531 Southern Pines Cv	Single Family	3/2	2,134 sq ft	3/4/2024	$649,000	$599,000	4/9/2024	-7.7%

ROOM FOR RV, Trailer OR Boat!! - HUGE LOT! Captivating 3 Bedroom, 2 Bath home nestled in the coveted Brookhaven Country Club community. Remodeled to perfection, it boasts the latest and finest in an exquisite living experience. Upon entering, youâll be enamored by the new flooring throughout the home. The home is elegant, yet cozy, with soft contemporary dÃ©cor. The heart of the home is the open design with family room-dining room-kitchen-breakfast area overlooking a spacious flex-room making it the ideal space for hosting family and friends. The master suite is a sanctuary in itself, offering a generous size and an on-suite bath. With a large walk-in shower, you can unwind and rejuvenate in style. Stepping outside, youâll discover a separate 200 sf yoga studio, providing the perfect oasis for your daily meditation sessions. Every corner of this home exudes elegance and sophistication that effortlessly blends style and comfort. Refrigerator is included.

Listing Courtesy of ONLY LUXURY ESTATES DALLAS

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Price Changes: 31 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.

7 Active • *New, Active: 1/2/2024* *MLS ID: 20503715*

13206 Mount Castle Dr	Single Family	3/2	1,880 sq ft	1/2/2024	$459,900	$414,900	4/5/2024	-9.78%

Fully remodeled home with 3 bedrooms and 2 full baths. Sits on large corner lot. Master bath completely transformed with new tile, flooring, vanities, lighting and fixtures. Two living areas that would work as a large game or family room. NEW appliances (Dishwasher, Microwave, Electric Oven & Cooktop). NEW luxury vinyl flooring throughout. New Paint throughout. Foundation repaired with transferable warranty. NEW plumbing throughout. 8 station sprinkler system including foundation soaker. NEW Landscaping in front. LOCATION, LOCATION, LOCATION!!!! - 18 minutes to DFW, 20 minutes to Frisco, 21 minutes to downtown Dallas, 25 minutes to AT&T Stadium *Buyer and Buyer's agent to verify information contained herein.*

Listing Courtesy of Corey Simpson & Associates

8 Active • *New, Active: 12/17/2023* *MLS ID: 20497157*

14137 Birchlawn Dr	Single Family	4/3	2,216 sq ft	12/17/2023	$530,000	$499,000	2/28/2024	-5.85%

4 bedrooms with 2.5 bath with study-office in Terrace Club Park 2 of Farmers Branch. First floor includes a spacious main bedroom with his and hers closets. Also downstairs are the study-office, powder room, kitchen, dining area, and laundry room. Second floor includes three large bedrooms and another bathroom with dual sinks. Home also features a 2-car garage with Internet-enabled door openers, 2-inch blinds, backyard awning, and Ring alarm devices. Convenient access to I-35E, Stemmons Freeway, I-635, LBJ Freeway, Addison, Dallas, and Carrollton. Recreation Center (with gym and indoor track), Water Park, and Dog Park are within walking distance. Motivated sellers!

Listing Courtesy of Beam Real Estate, LLC

9 Active • *New, Active: 11/8/2023* *MLS ID: 20472665*

3323 Scarlet Oak Ct	Single Family	3/2	1,743 sq ft	11/8/2023	$375,000	$365,000	4/4/2024	-2.67%

This adorable Patio Home has it all Gated entry to home and side yard Convieniently located near Brookhaven Golf Course North of 635 and near Addison and 35 E.Mature Trees, Clubhouse and 2 community pools. Private patio with yard space and terrific community feel. Tile Backsplash. solid surface counters throughout. Gas hook up in laundry. The primary bath has an antique claw foot tub and the home has been updated in the past few years. HOA Includes Water Sewer Trash, Front yard and common area lawn maintenance and full use of facilities including 2 pools and clubhouse. Must See

Listing Courtesy of Great Western Realty

10 Active • *New, Active: 2/23/2024* *MLS ID: 20543944*

3610 Janlyn Ln	Single Family	3/3	2,640 sq ft	2/23/2024	$530,000	$525,000	3/8/2024	-0.94%

Welcome Home in Farmers Branch - a mid-century modern gem boasting 3 bedrooms, 3 baths, and 3 living areas, complemented by a versatile bonus room. This home features exquisite updated finishes throughout. An oversized garage accommodates 3 cars with ample workspace. Eco-friendly perks include a 16-panel solar system and Tesla charger. The highlight? An indoor heated pool and spa for year-round enjoyment. Your luxurious, sustainable living awaits!

Listing Courtesy of House Brokerage

11 Active • *New, Active: 2/22/2024* *MLS ID: 20535819*

1925 Strand St	Condo/Townhouse/Apt.	3/3	1,800 sq ft	2/22/2024	$535,000	$520,000	3/18/2024	-2.8%

Gorgeous Townhome highly desired Kensington Place! Featuring lovely modern designer finishes throughout. Large living room opens to spacious kitchen with elegant tile backsplash, quartz countertops, Stainless Steel Appliances, 5-burner gas cooktop and oven, large island, and plenty of cabinet and counter space. Master suite boasts two large walk-in closets, as well as a beautiful walk-in shower, and double sinks. The two secondary bedrooms all have access to a full bath. The utility closet is conveniently located just steps from the bedrooms. Attached rear-entry two-car garage. The ultimate in lock and leave lifestyle. HOA covers front lawn maintenance, Roof, Water, Sewer and Exterior of Residence. Minutes to DFW and Dallas Love Field airport, close to shopping, dining and entertainment. Built in 2022 but lightly lived in for only 1 year! THIS IS A MUST SEE!!

Listing Courtesy of Keller Williams Realty

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Price Changes: 31 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
12 Pending • *Pending as of 4/1/2024* *MLS ID: 20344618*								
2519 Charlie Bird Pkwy	Single Family	3/3	2,440 sq ft	6/2/2023	$625,000	$609,500	10/19/2023	-2.48%

Farmers Branch is called The City in the Park. Open your front door to trees, flowers, walking trails,waterways, playgrounds, tennis courts & Old Town Park with live music. Walk to restaurants, stores, Stars Hockey Center & soon a world class volleyball facility. Walk to the train & take the short ride to the AAC, world class restaurants and more. This residence blends the beauty of traditional styles with natural light & alluring curb appeal. The eat-in kitchen is outfitted with granite countertops, SS appliances, gas cooktop & plenty of storage. The ownerâs retreat is a sanctuary overlooking the park & is your own tree house. This fabulous space is perfect for relaxation. The ensuite includes a soaking tub, dual vanities & walk-in shower. For privacy all bedrooms are on the 2nd floor. From the cozy family room with natural stone fireplace, bonus room or office on the second floor & lush outdoor space, this home is built to entertain. For your furry friends, this house is a paradise.

Listing Courtesy of Jones-Papadopoulos & Co

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
13 Active • *New, Active: 3/7/2024* *MLS ID: 20555434*								
2524 Avenel Dr	Single Family	5/2	1,860 sq ft	3/7/2024	$380,000	$360,000	3/19/2024	-5.26%

Perfect investment opportunity in an up-and-coming area, down the street from brand new upscale shopping and dining. 5 Bedroom 2100 Sq ft home in Farmers Branch. Garage has been converted into an additional bedroom. HVAC units new in 2019. Windows new 2019. 12x12 Storage shed with electricity. Sit out back and enjoy the evening on your huge wrap around back deck. Foundation repaired and Lifetime warranty is transferable.

Listing Courtesy of AKL Real Estate

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
14 Active • *New, Active: 1/17/2024* *MLS ID: 20500447*								
13850 Birchlawn Dr	Single Family	3/2	1,342 sq ft	1/17/2024	$399,000	$369,000	3/18/2024	-7.52%

PRICE REDUCTION! LOCATION This home was fully remodeled recently. The full remodeling included, New plumbing and sewer system, new paint, new luxury vinyl plank, carpet, water heater, quartz countertop, new appliances, new lighting throughout the home, updated bathroom new tiles, tubs and hardware. Foundation just completed with lifetime transferrable warranty. Entertain your guests in the fully remodeled kitchen or on your deck in your large backyard. This home is conveniently located near: schools, restaurants, parks, airport and LBJ, Dallas North Tollway, and I-35 are just minutes away. Bring your buyers, they will love it.

Listing Courtesy of Fathom Realty LLC

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
15 Active • *New, Active: 2/14/2024* *MLS ID: 20521947*								
3222 Brincrest Dr	Single Family	3/2	2,365 sq ft	2/14/2024	$595,000	$579,500	3/18/2024	-2.61%

Welcome to this 3 bed, 2 bath home on one of the larger lots in the neighborhood! This one level home features updates throughout and living spaces with abundant natural light. The kitchen boasts elevated stainless steel appliances, breakfast bar, and opens to an oversized living room with a wall of windows and vaulted ceiling. The layout presents multiple living and dining space options. A bonus living space off the kitchen could serve as a sunroom, office, or additional living. Oversized primary suite with sitting area overlooks a large back yard, has 2 well sized closets, updated en-suite bath, and built-in desk area. Thoughtfully planned full size laundry room leads to an attached 2 car garage with epoxy flooring. Property is graced with mature landscaping and ample yard space. Home is conveniently located to major highways, easy access to airports, dining, shopping, & 1.5 miles from JOYA AT ORAN GOOD PARK, the first glow in the dark playground in Texas! New Roof, February 2024.

Listing Courtesy of Dave Perry Miller Real Estate

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Price Changes: 31 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
16 Active • *New, Active: 2/22/2024* *MLS ID: 20543404*								
3426 Brockway Dr	Single Family	4/4	2,697 sq ft	2/22/2024	$899,000	$699,000	3/27/2024	-22.25%

Step into luxury living at Brookhaven Estates! This fully renovated 4-bedroom, 3.5-bathroom home exudes mid-century modern elegance. As you enter, you're greeted by a seamless open-concept layout where the kitchen overlooks the expansive living area on the first floor. The kitchen is a chef's dream, featuring a massive island that comfortably accommodates seating for 5, perfect for casual dining or hosting gatherings with friends and family. The master bedroom is a serene retreat, boasting its own ensuite bathroom and a generously sized walk-in closet. Additionally, one of the secondary bedrooms also enjoys the luxury of its own private bathroom, ideal for guests or family members seeking seclusion. Located in the highly sought-after community of Brookhaven Estates, this home offers more than just luxury livingâit's also incredibly convenient. With easy access to 635, commuting is a breeze, and you're just moments away from an array of dining and entertainment options.

Listing Courtesy of Keller Williams Realty DPR

17 Pending • *Pending as of 3/29/2024* *MLS ID: 20426601*								
3111 Golden Oak	Condo/Townhouse/Apt.	3/3	1,878 sq ft	9/7/2023	$324,900	$314,900	3/15/2024	-3.08%

Assumable FHA loan option available Updated large 3 bedroom 2.5 bath townhouse in highly desirable Farmers Branch. Conveniently located close to everything. Freshly painted throughout the home. Updated flooring in master bedroom & closet & second bathroom. Master bath has refinished cabinets with new hardware. New ceiling fan in third bedroom. New Argon-filled sliding glass doors at balcony and patio. Staircase refinished and re-stained. Garage updated with new paint. Laundry space fully updated. Large family room with vaulted ceilings. Separate wet-bar area. Sun-room with access to patio. This unit has extra livable area compared to similar units in the community. Full-size washer and dryer hookups. All bedrooms located on second floor. Balcony area accessible from second bedroom. Plantation shutters upstairs. Refrigerator conveys with sale. Foundation repair completed recently with lifetime transferable warranty. Home is vacant and ready to show!

Listing Courtesy of Citiwide Properties Corp.

18 Active • *New, Active: 2/24/2024* *MLS ID: 20544236*								
3133 Golden Oak	Condo/Townhouse/Apt.	3/3	2,051 sq ft	2/24/2024	$395,000	$375,000	4/4/2024	-5.06%

Motivated Seller! Home in park-like setting surrounded by mature trees and adjacent to a lovely greenbelt. Dining and kitchen center the home which lead to a huge living area with cozy wood buring fireplace and a wall of windows over-looking the lovely yard. Windows galore in most rooms. Dining area with a beautiful skylight. Flagstone patio in private yard surrounded by fencing, brick wall and wrought iron gate. Tall ceilings and modern look. Den or study area with walkout patio and shelving off private primary bedroom. Both secondary bedrooms upstairs also have walk-out patio. Large 2 car garage with extra storage closet on side of the home that locks. Some upgrades include fresh paint throughout, new disposal, beautiful new front door, under counter lighting, newer water heater, and newer HVAC system. Washer and dryer may convey with acceptable offer. Easy access to highway 35 and highway 635. Close to shopping, restaurants, and more!

Listing Courtesy of Tonia Felczer Top Dog RE & Mgt

19 Active • *New, Active: 11/9/2023* *MLS ID: 20470163*								
3185 Golden Oak	Condo/Townhouse/Apt.	3/3	2,051 sq ft	11/9/2023	$405,000	$399,945	2/26/2024	-1.25%

PRICE REDUCED! Move in ready! Recently updated large 3-bedroom 2.5 bath townhome in a beautiful highly sort for neighborhood in Farmers Branch. Great location with convenient access to restaurants, shopping and close to everything. Easy access to I-635. Fresh paint and updated flooring throughout the home. Newly remolded bathrooms and kitchen. This unit has a flex room which can serve as an extra living area with lots of storage space. Balconies attached to both 2nd and 3rd bedrooms on the second floor. This unit has large windows throughout the home letting in lots of natural light.

Listing Courtesy of Keller Williams Realty-FM

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Price Changes: 31 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
20 Pending • *Pending as of 3/4/2024* *MLS ID: 20496296*								
3430 Goldendale Dr	Single Family	5/2	1,891 sq ft	12/16/2023	$409,900	$389,900	1/20/2024	-4.88%

Recently updated with carpet, doors, door knobs, ceiling fans, light fixture, granite countertop, fresh paint inside, appliances SS.

Listing Courtesy of BlueMark, LLC

21 Pending • *Pending as of 4/2/2024* *MLS ID: 20544533*								
14415 Hague Dr	Single Family	5/4	2,314 sq ft	2/24/2024	$399,000	$349,900	3/25/2024	-12.31%

Welcome to this stunning and stylishly updated 5 bedroom 4 bath home. This inviting home has new real hardwood flooring throughout. The home has lots of natural light along with an open floor plan, great for entertaining. The grommet kitchen has modern white cabinetry and quartz countertops, and a gas range. Downstairs there is a master retreat with a spacious bedroom and bathroom attached. Upstairs there are 4 bedrooms and 2 full bathrooms. The huge backyard is peaceful and has potential. Will consider VA and FHA.

Listing Courtesy of DHS Realty

22 Active • *New, Active: 11/22/2023* *MLS ID: 20482006*								
13426 Mount Castle Dr	Single Family	3/2	1,614 sq ft	11/22/2023	$420,000	$410,000	3/20/2024	-2.38%

This home was fully remodeled recently. Foundation completed with a 20 years transferrable warranty. The full remodeling included, new floors, new appliances, new lighting throughout the home, new HVAC. The home is leased now. Information deemed Reliable but not Guaranteed.

Listing Courtesy of JPAR - Addison

23 Active • *New, Active: 3/14/2024* *MLS ID: 20560770*								
2952 Oxfordshire Ln	Single Family	4/2	1,457 sq ft	3/14/2024	$390,000	$370,000	3/22/2024	-5.13%

Well maintained home in Farmers. Branch! This home has a large patio area perfect for family gatherings along with four bedrooms and two baths. Foundation waa repaired, HVAC a couple of years old, engineered wood flooring, and close to shopping and major highways. Farmers Branch is a wonderful community of parks and activities for families. The city is centrally located in the DFW metroplex. Come take a look at the gem. Buyer will need to purchase new survey.

Listing Courtesy of United Real Estate

24 Active • *New, Active: 1/26/2024* *MLS ID: 20520926*								
2952 Phyllis Ln	Single Family	4/4	2,000 sq ft	1/26/2024	$827,500	$759,000	4/4/2024	-8.28%

FULLY REBUILT on existing pier and beam foundation in 2023 - ALL NEW EVERYTHING! This neighborhood is charming! OPEN CONCEPT 9 foot cielings, 4 bedrooms and 4 baths, beautiful landscaping. One bedroom could also act as an office. The house was outfitted by a high end Preston Hollow builder designer couple for one of thier children. Son got married during construction and plans changed. Priced to sell at builder's cost. High end flooring, lighting, appliances, quarts counters, wine fridge, tankless hotwater heater, and the attendtion to detail is impeckable. Large windows for bright natural light throughout, high end foam insulation, 2.5 car garage, large covered patio with crushed granite area fit for the perfect firepit with gas connection in place on one side of the patio and a large backyard on the opposite side. This neighborhood has just begun turning over with teardowns and new construction.

Listing Courtesy of List My House Dallas, LLC

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Information is not guaranteed. Equal Housing Opportunity.

Price Changes: 31 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
25 Active • *Active: 6/10/2023* *MLS ID: 20351877*								
3307 Portlock Dr	Single Family	3/2	1,846 sq ft	6/10/2023	$530,000	$498,000	11/2/2023	-6.04%

Live in a CITY IN A PARK on an oversized lot. Traditional one story brick ranch home in Johnston Park, Farmers Branch, 28 parks in a 12 mile radius, nestled between Brookhaven Country Club & Estate Homes. Recently painted & 2022 quality roof. Solid wood floors, crown molding & many timeless details. Private kitchen eating area to enjoy your morning coffee. Open, spacious combination dining living room with bay window overlooks majestic trees. Vintage tiled bathrooms complete this sweet home. Floor to ceiling glass windows, sliding doors open to an expansive backyard with fragrant Magnolia and white blossoming Bradford pear trees. Attached 2 car garage has washer, dryer connections, workshop area and laundry preparation room. Attached covered additional 2 car parking. Located close to shopping areas, close access to Highways 35, 635, NDT with easy commute to Love Field and DFW Airports. A blank canvas for your dreams. Enjoy the beauty and location of this timeless home.

Listing Courtesy of Ebby Halliday, REALTORS

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
26 Active • *New, Active: 1/3/2024* *MLS ID: 20500816*								
13465 Shahan Dr	Single Family	3/2	1,308 sq ft	1/3/2024	$459,000	$439,500	4/2/2024	-4.25%

Don't miss out! This 3-bedroom, 2-bath home presents a HEATED sparkling pool, spa, and backyard primed for endless fun. Turf and Putting green installed 2022 with Outdoor Projector and screen, not to mention an outdoor shower. Inside, warm living spaces welcome you, with an updated kitchen quartz countertops and recessed lighting. Updated primary bath ensuite has been renovated with marble tile and rain head shower. The true magic unfolds outdoors with the heated pool and spa, gather under the covered patio with commercial grade electric patio heaters, year-round hosting made easy. Grill in the backyard, in your private oasis for summertime pool gatherings. For convenience, a detached office in the backyard provides a heated and cooled sanctuary for work or studio. Updated electrical panel, automatic irrigation, and pool cleaning system add peace of mind and effortless living. This Carrollton-Farmers Branch home is one of a Kind!

Listing Courtesy of Coldwell Banker Realty

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
27 Active • *New, Active: 2/27/2024* *MLS ID: 20546061*								
13515 Shahan Dr	Single Family	4/2	1,681 sq ft	2/27/2024	$450,000	$424,999	4/4/2024	-5.56%

ATTENTION! Nestled in the heart of Farmers Branch, this meticulously updated home exudes timeless charm. A harmonious blend of modern amenities and classic elegance awaits you. To name just a few of the many updates, Freshly painted walls, new quartz countertops, and recent updates to electrical and plumbing systems ensure modern comfort. The HVAC system and sprinklers have been meticulously serviced, and the foundation comes with a warranty for peace of mind. Inside, youâll find four spacious bedrooms and two full bathrooms, providing ample space for a growing family. With over 1,600 square feet of living area, this home is both inviting and move-in ready. Donât miss the opportunity to make this lovely property your own! Schedule a viewing today this is a must see home. . CLOSE TO BROOKHAVEN COUNTRY CLUB.

Listing Courtesy of Ultra Real Estate Services

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.
28 Active • *New, Active: 12/17/2023* *MLS ID: 20496462*								
13821 Sundown Trl	Single Family	4/2	1,291 sq ft	12/17/2023	$340,000	$325,000	2/17/2024	-4.41%

Four bedroom one story home, recently replaced carpet and vinyl floors. Fresh paint throughout. Bathrooms and kitchen have both been updated. Located on a quiet street near Elementary and Middle School. Come check this one out, not likely to last long.

Listing Courtesy of Ultra Real Estate Services

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Price Changes: 31 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. List Date	Orig. Price	New Price	Date of Chg.	% Chg.

29 Active • *Active: 8/1/2023* *MLS ID: 20396450*

14127 Tanglewood Dr	Single Family	4/4	3,761 sq ft	8/1/2023	$2,400,000	$1,999,000	4/5/2024	-16.71%

STUNNING. 1 Story Executive Home on the Prestigious Brookhaven Golf Course!!! Minutes from DFW Airport, Dallas Galleria, entertainment, shopping and restaurants in Addison, TX, minutes to downtown Dallas and Love Field Airport. Home custom built on over half acre lot with impressive custom features such as solar panels and heated floors inside and out. Layout is perfect for entertaining large groups with two great rooms with soaring ceilings, walls of windows and outdoor rooms in wrap around porch, fireplace, built in kitchen and outdoor bathroom!!! Wet bar equipped with wine fridge and fridge!!! Chef's kitchen features commercial grade gas range, huge island and tons of custom cabinetry. Floorplan is ADA designed. 50 year metal roof, and Frank Lloyd Wright inspired home with Colorado Cabin vibes. Garage is amazing!!! Garage fits numerous cars and doors enough to fit RV, opening in front and back. Shop in garage as well as electric car charging station + automotive pit & storm shelter

Listing Courtesy of First Place Real Estate

30 Active • *New, Active: 12/10/2023* *MLS ID: 20492358*

13001 Hutton Dr, Unit 27	Condo/Townhouse/Apt.	3/4	2,527 sq ft	12/10/2023	$649,900	$689,900	3/20/2024	6.15%

This very rare and exclusive luxurious custom townhome community consists of 32 units with individual rooftop entertainment areas (optional grill and fireplace), small yard, community pool, and dog park! Plan A has 3 spacious bedrooms, 3.5 baths, 2 car garage. Kitchen has quartz or granite counter tops, custom cabinetry, top of the line appliances (per budget) and optional elevator. Located in Mercer Crossing Corridor, just minutes from DFW International Airport, downtown Dallas, Las Colinas, and major freeways such as I-35, LBJ 635, and President George Bush Turnpike. Outdoor activities include shopping, dining, and a 5000 seat amphitheater with lake views. Must see! DISCOUNTED INTEREST RATES AVAILABLE FOR QUALIFIED BUYERS!

Listing Courtesy of Grand Realty Services

31 Active • *New, Active: 12/10/2023* *MLS ID: 20492359*

13001 Hutton Dr, Unit 29	Condo/Townhouse/Apt.	3/4	2,527 sq ft	12/10/2023	$649,900	$689,900	3/20/2024	6.15%

This very rare and exclusive luxurious custom townhome community consists of 32 units with individual rooftop entertainment areas (optional grill and fireplace), small yard, community pool, and dog park! Plan A has 3 spacious bedrooms, 3.5 baths, 2 car garage. Kitchen has quartz or granite counter tops, custom cabinetry, top of the line appliances (per budget) and optional elevator. Located in Mercer Crossing Corridor, just minutes from DFW International Airport, downtown Dallas, Las Colinas, and major freeways such as I-35, LBJ 635, and President George Bush Turnpike. Outdoor activities include shopping, dining, and a 5000 seat amphitheater with lake views. Must see! DISCOUNTED INTEREST RATES AVAILABLE FOR QUALIFIED BUYERS!

Listing Courtesy of Grand Realty Services

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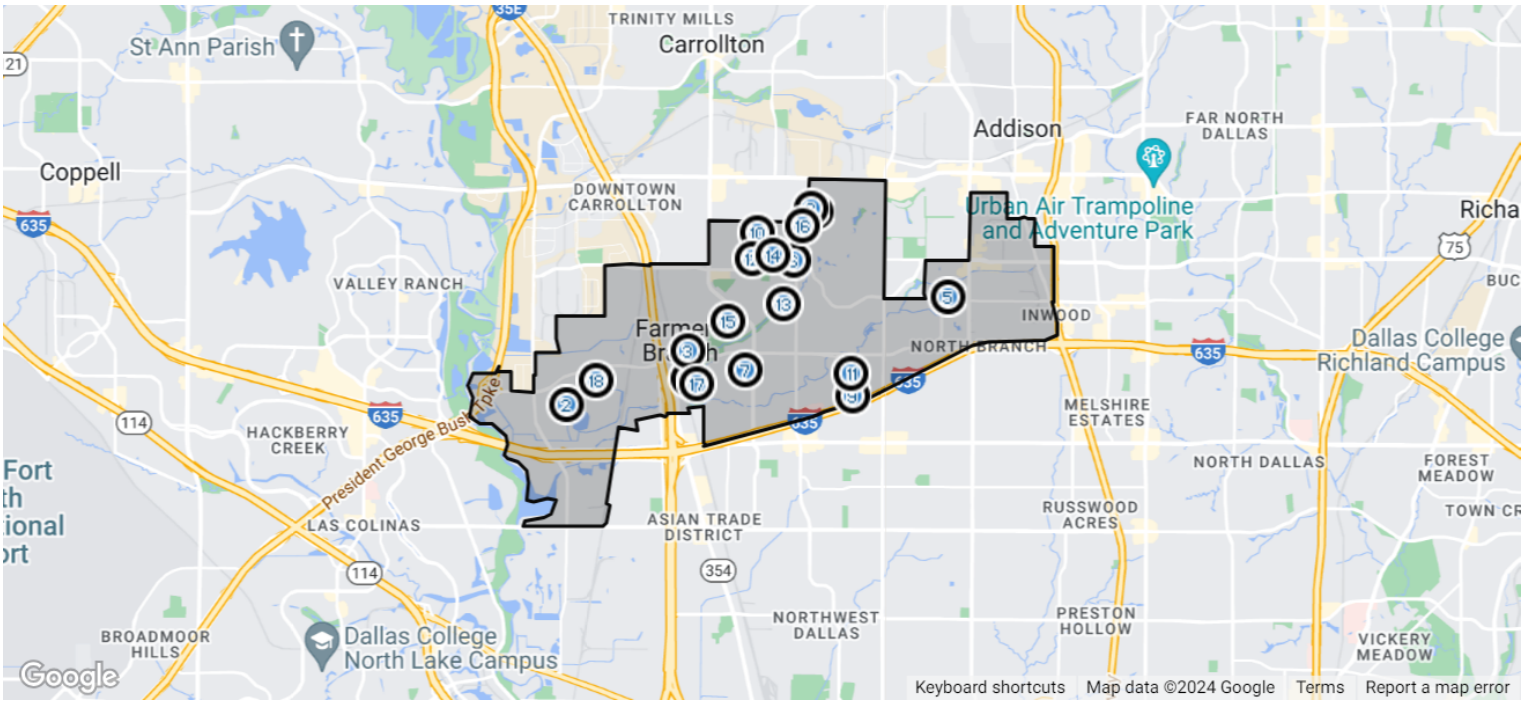

Pending: 18

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
1 Pending • *Pending as of 4/8/2024* *MLS ID: 20526840*								
3202 Silent Oak	Single Family	3/3	1,905 sq ft	4,791	2/29/2024	$415,000	4/8/2024	$218

CHARMING SINGLE-STORY on a QUIET CUL-DE-SAC CORNER LOT in a in a PRIME LOCATION! Youâll enjoy a perfect setting for relaxing & entertaining in this spacious home boasting extensive travertine flooring, fresh paint, plantation shutters, soaring ceilings, cozy brick fireplace, split bedroom layout & energy efficient solar panels & insulation. Prepare & enjoy your culinary masterpieces in the well-appointed kitchen showcasing upgraded maple cabinets, granite countertops, dual dishwashers & a large dining area with access to a private, fenced-in patio. Unwind in the secluded primary suite featuring a dual sink extended vanity, soaking tub, separate shower, walk-in closet with built-ins & a skylight. The flex space makes a great home office, sitting area or play room. HOA fees include front yard maintenance, water, sewer & trash, plus access to the 2 community pools & club house. Fantastic location near tons of shopping & dining with easy access to major highways & downtown Dallas!

Listing Courtesy of Berkshire HathawayHS PenFed TX

2 Pending • *Pending as of 3/18/2024* *MLS ID: 20543676*								
1772 Prescott Pl	Single Family	4/4	3,268 sq ft	6,316	3/1/2024	$775,000	3/18/2024	$237

Multiple Offers Received. Best and Final due by 5pm, Monday the 11th. This exceptional 2 story residence offers show stopping appeal & magazine worthy upgrades that gives the home that WOW factor, while creating a livable showpiece! The open airy family room & gourmet kitchen provides plenty of space for those large Holiday gatherings & was thoughtfully designed with great indoor-outdoor flow perfect for everyday living & entertaining. This kitchen comes equipped with stainless appliances, gas burner cooktop, a large center island, butler's pantry, a walk-in pantry, and double-stacked cabinetry. The main level primary suite showcases a tray ceiling & spa-like bath to unwind after a long day! There is also 2 additional bedrooms, and 1.5 baths on the main level. Upstairs hosts a game room, media room, a 4th bedroom, and full bath. Tall ceilings, beautiful wood floors, and lots of natural lighting throughout! Fabulous community amenities!

Listing Courtesy of Redfin Corporation

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Pending: 18 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
3 Pending • *Pending as of 3/30/2024* *MLS ID: 20553191*								
13219 Goodland St	Condo/Townhouse/Apt.	3/4	1,937 sq ft	1,176	3/6/2024	$440,000	3/30/2024	$227

Stunning town-home across from Mustang Station Entertainment District. A perfect blend of elegance and urban convenience. Step inside this meticulously maintained town-home which has a neutral color pallet, wood floors, tall ceilings, energy efficient windows and coverings. Kitchen boasts stainless steel appliances, quartz countertops, built in microwave, plentiful cabinet space, a large center island and eat in kitchen. Attached 2 car garage. Enjoy the Firehouse Theater, Cox Farms Market, Bankhead Brewery, Locals, Redstix, Starwood and more!

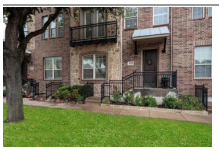
Listing Courtesy of Allie Beth Allman & Assoc.

4 Pending • *Pending as of 4/1/2024* *MLS ID: 20344618*								
2519 Charlie Bird Pkwy	Single Family	3/3	2,440 sq ft	2,178	6/2/2023	$609,500	4/1/2024	$250

Farmers Branch is called The City in the Park. Open your front door to trees, flowers, walking trails,waterways, playgrounds, tennis courts & Old Town Park with live music. Walk to restaurants, stores, Stars Hockey Center & soon a world class volleyball facility. Walk to the train & take the short ride to the AAC, world class restaurants and more. This residence blends the beauty of traditional styles with natural light & alluring curb appeal. The eat-in kitchen is outfitted with granite countertops, SS appliances, gas cooktop & plenty of storage. The ownerâs retreat is a sanctuary overlooking the park & is your own tree house. This fabulous space is perfect for relaxation. The ensuite includes a soaking tub, dual vanities & walk-in shower. For privacy all bedrooms are on the 2nd floor. From the cozy family room with natural stone fireplace, bonus room or office on the second floor & lush outdoor space, this home is built to entertain. For your furry friends, this house is a paradise.

Listing Courtesy of Jones-Papadopoulos & Co

5 Pending • *Pending as of 4/2/2024* *MLS ID: 20563053*								
4025 Winsor Dr	Condo/Townhouse/Apt.	3/4	2,301 sq ft	1,089	3/21/2024	$449,900	4/2/2024	$196



Location! Highly Coveted Cambridge Crossing! Stunning three story townhome perfectly located on a quiet street with lush landscaping near a peaceful canal & fountain. Inviting open concept floorplan with raised ceilings and plenty of windows for natural light. Kitchen is equipped with granite countertops, stainless steel appliances, and beautifully stained custom cabinetry for ample storage. Primary bedroom+kitchen+living room all on same level. Spacoius primary bedroom with ensuite bathroom that includes double vanities, large walk in closet and seperate garden tub & shower. Handscraped solid oak hardwood floors distressed to perfection through out the home. Covered balcony for relaxing outdoors on 3rd floor. Immaculately maintained. Close to Addison's local restaurants & entertainment. Close to private schools Greenhill,Hockaday & Parish Episcopal. Brookhaven College & Country Club is just up the street! The washer,dryer,refrigerator is included!

Listing Courtesy of Coldwell Banker Realty Frisco

6 Pending • *Pending as of 10/17/2023* *MLS ID: 20401159*								
3053 Candlewick Ln	Single Family	4/2	1,812 sq ft	9,365	8/7/2023	$320,000	10/17/2023	$177

Welcome to your new home! This cozy 4 bedroom, 2 bath home in sought after Valwood Park, is the perfect starter home or investment opportunity. Close to everything Farmers Branch has to offer, itâs within walking distance to the aquatic center, recreation center, and bark park! Open concept living area with separate dining area. Kitchen appliances are to stay, as well as washer and dryer. Seller is willing to sell the rest of the furniture if buyer wishes to buy. The ample backyard which features a new covered patio that the seller recently built, is the perfect canvas to create an outdoor oasis of your dreams. Few updates have been made throughout the home. Survey in hand. Donât miss this amazing opportunity.

Listing Courtesy of JPAR - Rockwall

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Pending: 18 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.

7 Pending • *Pending as of 3/19/2024* *MLS ID: 20553538*

2804 Escada Dr, Apt 104V	Condo/Townhouse/Apt.	3/3	1,267 sq ft	493,448	3/7/2024	$249,000	3/19/2024	$197

This adorable fully renovated from top to bottom in 2022 condo is perfect to call home. Ground floor entry 3 bedroom, 2.5 bathroom condo offers a generous open floor plan with the primary bedroom on the first floor. Stainless steel appliances, shaker style cabinets, quartz countertops, modern light fixtures give this home a brand new feel! LVP flooring throughout the first floor. The two assigned covered parking spaces give you peace of mind during spring storms and ample additional parking nearby for your guests. Just steps away from 1 of 2 community pools. The HOA covers water, sewer, trash, exterior structural maintenance, ground facilities, clubhouse, parking, and pool maintenance. Amazing location! Less than a mile away from the new JOYA Oran Good (glow-in-the-dark) Park and Easy access to 635 and 35. Refrigerator and stackable Washer-Dryer are negotiable.

Listing Courtesy of Keller Williams Dallas Midtown

8 Pending • *Pending as of 3/29/2024* *MLS ID: 20426601*

3111 Golden Oak	Condo/Townhouse/Apt.	3/3	1,878 sq ft	1,655	9/7/2023	$314,900	3/29/2024	$168

Assumable FHA loan option available Updated large 3 bedroom 2.5 bath townhouse in highly desirable Farmers Branch. Conveniently located close to everything. Freshly painted throughout the home. Updated flooring in master bedroom & closet & second bathroom. Master bath has refinished cabinets with new hardware. New ceiling fan in third bedroom. New Argon-filled sliding glass doors at balcony and patio. Staircase refinished and re-stained. Garage updated with new paint. Laundry space fully updated. Large family room with vaulted ceilings. Separate wet-bar area. Sun-room with access to patio. This unit has extra livable area compared to similar units in the community. Full-size washer and dryer hookups. All bedrooms located on second floor. Balcony area accessible from second bedroom. Plantation shutters upstairs. Refrigerator conveys with sale. Foundation repair completed recently with lifetime transferable warranty. Home is vacant and ready to show!

Listing Courtesy of Citiwide Properties Corp.

9 Pending • *Pending as of 3/4/2024* *MLS ID: 20496296*

3430 Goldendale Dr	Single Family	5/2	1,891 sq ft	9,147	12/16/2023	$389,900	3/4/2024	$206

Recently updated with carpet, doors, door knobs, ceiling fans, light fixture, granite countertop, fresh paint inside, appliances SS.

Listing Courtesy of BlueMark, LLC

10 Pending • *Pending as of 4/2/2024* *MLS ID: 20544533*

14415 Hague Dr	Single Family	5/4	2,314 sq ft	8,929	2/24/2024	$349,900	4/2/2024	$151

Welcome to this stunning and stylishly updated 5 bedroom 4 bath home. This inviting home has new real hardwood flooring throughout. The home has lots of natural light along with an open floor plan, great for entertaining. The grommet kitchen has modern white cabinetry and quartz countertops, and a gas range. Downstairs there is a master retreat with a spacious bedroom and bathroom attached. Upstairs there are 4 bedrooms and 2 full bathrooms. The huge backyard is peaceful and has potential. Will consider VA and FHA.

Listing Courtesy of DHS Realty

11 Pending • *Pending as of 4/6/2024* *MLS ID: 20545903*

3451 Janlyn Ln	Single Family	4/2	2,307 sq ft	10,715	3/12/2024	$479,000	4/6/2024	$208

Welcome to your retreat in Farmers Branch! This spacious haven boasts an entertainer's dream layout, complete with an open floor plan, wet bar, pool, and relaxing hot tub. Enjoy privacy with a high fence that blocks out noise, ensuring tranquility both indoors and out. The chef-inspired kitchen features a 36-inch Thermador gas range, granite countertops, and a convenient breakfast bar. Ample storage throughout, including closets, drawers, and an outdoor shed. Easy access to 635, and only 20 minutes from downtown, Las Colinas, DFW, and Richardson. Enjoy leisurely strolls to nearby parks or take advantage of the FB Rec Center's array of fitness and recreational activities. Golf enthusiasts will delight in the proximity to Brookhaven Country Club, with 3 championship courses and Texas' largest driving range. This home comes complete with essential appliances, including a refrigerator, washer, and dryer, ensuring convenience from day one. Don't miss the opportunity to make this your home!

Listing Courtesy of Nicole Andrews Group

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Pending: 18 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.

12 Pending • *Pending as of 3/4/2024* *MLS ID: 20540770*

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
2838 Mark Twain Dr	Single Family	5/2	2,026 sq ft	8,624	2/20/2024	$415,000	3/4/2024	$205

Welcome to your DREAM INVESTMENT or FOREVER HOME. This Turnkey AIRBNB 5-bed and 2-bath residence boasts a converted garage with 2 additional bedrooms, offering versatility for any lifestyle. In 2022, the property generated over $75,000 in short-term rental income, a testament to its investment potential. The trend continued in 2023 with earnings surpassing $68,000. Financials available upon request. Hardwood floors, stone countertop Kitchen, Stainless steel appliances. Impeccably maintained, this property promises a seamless transition for investors seeking a lucrative Airbnb opportunity or a place to call home. Financials available upon request. Open to all buyers, this charming home is ready to fulfill your aspirations. Don't miss out on this incredible chance for passive income or a delightful place to call home. Furniture is available for Purchase for $15,000. Feel free to Call Shawn for any questions about this listing.

Listing Courtesy of Worth Clark Realty

13 Pending • *Pending as of 4/5/2024* *MLS ID: 20504063*

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
13637 Onyx Ln	Single Family	4/3	1,812 sq ft	8,494	2/21/2024	$430,000	4/5/2024	$237

You'll love the charm of this fully renovated home nestled gracefully in this established neighborhood of Farmers Branch. The captivating curb appeal featuring painted brick, fresh landscaping, mature trees, & front patio warmly invites you inside where the open-concept floor plan enhances the sense of space & connection. The living room provides an ideal setting for unwinding after a long day, while a touch of sophistication awaits you in the dining room creating ideal ambiance for delightful gatherings. The kitchen will dazzle you with its white cabinetry, brushed gold hardware, GEÂ® appliances, & island. Private primary suite boasts sliding barn door entry to luxurious en-suite bath. Secondary bedroom wing features 3 bedrooms & full bath. The backyard with patio offers a remarkable setting for outdoor living. Walk to Fort Rawhide park, Rawhide Creek & Manske Library. Just down the street from Brookhaven Country Club with golf & tennis academy. Search address in YouTube for video.

Listing Courtesy of EXP REALTY

14 Pending • *Pending as of 3/24/2024* *MLS ID: 20544363*

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
2939 Oxfordshire Ln	Single Family	3/2	1,165 sq ft	9,365	3/2/2024	$315,000	3/24/2024	$270

–

Listing Courtesy of Goldmark Realty, Inc.

15 Pending • *Pending as of 3/30/2024* *MLS ID: 20549245*

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
13609 Pyramid Dr	Single Family	3/2	1,256 sq ft	9,109	3/1/2024	$325,000	3/30/2024	$259

This immaculate residence boasts 3 bedrooms and 2 bathrooms, offering the perfect blend of comfort and style. Nestled in a central location, you're just minutes away from the vibrant entertainment scenes of Dallas, Frisco and surrounding areas, ensuring that every weekend is filled with excitement and exploration. This charming property invites you to embrace a lifestyle of convenience, with its strategic proximity to major urban centers. The home itself is a haven of comfort with no carpet, a spacious kitchen and living area inside along with a large backyard, this home provides a serene retreat after a day of busy work life. Furthermore, the enchanting Joya glow-in-the-dark park, just a short walk away, promises evenings filled with leisurely strolls and family fun, creating cherished memories right at your doorstep. Don't miss the opportunity to call this centrally located gem your own â a harmonious blend of suburban tranquility and urban accessibility awaits you in Farmers Branch.

Listing Courtesy of HomeSource Realty

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Pending: 18 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.

16 Pending • *Pending as of 12/21/2023* *MLS ID: 20484617*

14531 Southern Pines Cv	Single Family	3/2	1,715 sq ft	13,068	11/29/2023	$390,000	12/21/2023	$227

This is your opportunity to own in the prestigious Brookhaven Country Club neighborhood. This single story home sits on an oversized cul-de-sac lot, allowing room for you to add additional square footage to the home and still have room for pool and outdoor living area. Sunroom is not included in total square footage. Nearby Brookhaven County Club offers golf, tennis, pickleball, swimming, racquet sports, fitness, and fine dining. House needs updating, and with no HOA the possibilities are endless. Convenient location to restaurants, shopping, and retail. LBJ, Dallas North Tollway, and I-35 are just minutes away.

Listing Courtesy of Ebby Halliday, Realtors

17 Pending • *Pending as of 3/20/2024* *MLS ID: 20549495*

2524 Leta Mae Ln	Single Family	4/5	3,458 sq ft	12,458	3/2/2024	$1,498,000	3/20/2024	$433

Extraordinary single story new construction overlooking greenbelt with creek, bridges, parks, and trails. Soaring ceilings, clean lines, modern finishes, and chef's kitchen. Wide planked hardwood floors throughout & quartz countertops. Large living area is the heart of the modern open floor plan, with industrial sliding glass doors to patio with outdoor kitchen & landscaped yard. Expansive island, custom cabinetry, huge pantry, and GE Monogram appliance package including dbl ovens, builtin fridge, 48in 6 burner stove & wine fridge finish out the kitchen. Primary suite with standing tub, spa shower, dual sinks & huge closet. Secondary bedrooms with en suite baths, walk in showers & skylights. Utility room features tons of cabinets & space for full size WD. Patio has radiant heater, TV mount, gas grill & beverage fridge. 3 car garage, 2 tankless water heaters, full foam insulation. Close to all that makes Farmers Branch special...Community Center, Parks, Trails. Walk to DART station!

Listing Courtesy of Rogers Healy and Associates

18 Pending • *Pending as of 12/10/2023* *MLS ID: 20400407*

13001 Hutton Dr, Unit 26	Condo/Townhouse/Apt.	3/4	2,527 sq ft	2,090	8/5/2023	$649,900	12/10/2023	$257

This very rare and exclusive luxurious custom townhome community consists of 32 units with individual rooftop entertainment areas (optional grill and fireplace), small yard, community pool, and dog park! Plan A has 3 spacious bedrooms, 3.5 baths, 2 car garage. Kitchen has quartz or granite counter tops, custom cabinetry, top of the line appliances (per budget) and optional elevator. Located in Mercer Crossing Corridor, just minutes from DFW International Airport, downtown Dallas, Las Colinas, and major freeways such as I-35, LBJ 635, and President George Bush Turnpike. Outdoor activities include shopping, dining, and a 5000 seat amphitheater with lake views. Must see! DISCOUNTED INTEREST RATES AVAILABLE FOR QUALIFIED BUYERS!

Listing Courtesy of Grand Realty Services

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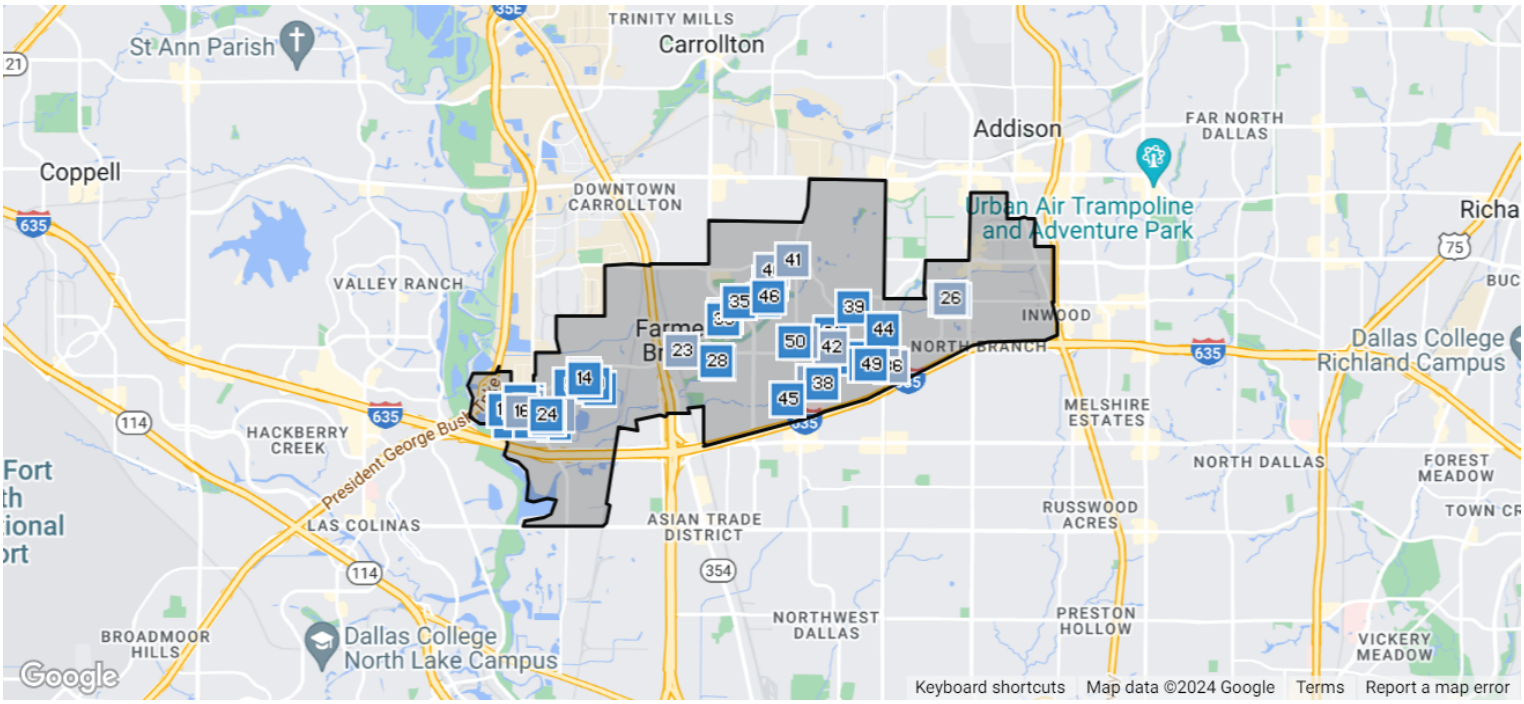

Closed: 50

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
1 Closed • *Sold Date: 3/27/2024, Public Record* *MLS ID: –*								
12930 Epps Field Rd	Single Family	4/4	2,963 sq ft	10,200	1999	3/27/2024	–	$251

–

2 Closed • *Sold Date: 3/25/2024, MLS Listing 20499858: 2/7/2024* *MLS ID: 20499858*

3705 Blue Trace Ln	Single Family	4/2	2,426 sq ft	11,456	1969	3/25/2024	$459,000	$189

Welcome Home to this spacious residence that goes beyond the ordinary, offering a lifestyle of comfort and versatility. The expansive layout features three distinct living areas, providing ample room for relaxation, entertainment, and family gatherings. The heart of the home is a well-appointed kitchen that seamlessly connects to the living spaces, creating an open and inviting atmosphere. Generous counter space makes this kitchen a focal point for cooking enthusiasts. What sets this home apart is the creatively converted garage, now a bonus living space that adds versatility to the property. This additional area can be transformed into a playroom, home office, or cozy den, catering to the diverse needs and preferences of its occupants. Outside, a covered carport not only shelters vehicles but also adds a touch of convenience and protection from the elements. Prime location north of 635 and close to Brookhaven College and parks. Roof (2018). Newly installed wood fence (2024).

Courtesy of Ebby Halliday Realtors

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Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.

3 **Closed** • *Sold Date: 3/26/2024, MLS Listing 20506805: 1/9/2024* *MLS ID: 20506805*

13733 Charcoal Ln	Single Family	4/3	2,560 sq ft	9,147	2022	3/26/2024	$620,000	$242

Impeccable, re-built from the foundation up is this Gorgeous single story home! An impressive white stucco elevation w-dark wood trim & a front two car garage is sure to WOW! Voluminous interior w-a flexible floor plan, could be a 4 bedroom or 3 bedroom w-a study! Luxury vinyl wood floors! Grand Living Room flows open to Dining & Kitchen. Solid core doors! Designed for entertaining! Exceptional Kit has an abundance of cabs, Black SS apps, island, gas cooktop w-vent, custom lighting, designer backsplash, under cabinet lighting + all the extras! Private Primary Suite is very generously sized w-plenty of space for a sitting area & en-suite bath w-stand alone tub, sep shower, his & her sinks + large WIC! Two bedrooms share a J&J bath & the split Bedroom is next to the third full bath! Great sized Backyard! This home was designed w-ALL the modern amenities that buyers desire, it is BETTER THAN NEW & MOVE IN READY!

Courtesy of Real

4 **Closed** • *Sold Date: 4/8/2024, MLS Listing 20565794: 3/22/2024* *MLS ID: 20565794*

12767 Royal Oaks Ln	Single Family	3/3	2,565 sq ft	5,227	2022	4/8/2024	$690,000	$269

MULTIPLE OFFERS, HIGHEST AND BEST DUE BY 5PM MONDAY. This East facing home has been lovingly maintained. Luxury upgrades include plantation shutters throughout, motorized privacy gate across the driveway, and epoxy coated garage floor. Convenient for a Dallas commute, and only a short drive to the airport! The open layout is perfect for entertaining, with a large kitchen island overlooking the dining space and main living room. Abundant windows provide natural light, and the gas fireplace in main living room makes for perfect ambiance! Watch the sun set each evening from the backyard patio! Backyard has recently planted trees and a greenbelt for additional privacy. Main floor master bedroom is separate from the upstairs bedrooms, which both have walk in closets. The second floor living room is perfect for a movie room, play room, or home gym. Neighborhood features community pool, dog park, playground, and walking paths. Video walkthru available on YouTube!

Courtesy of GenStone Realty

5 **Closed** • *Sold Date: 2/28/2024, MLS Listing 20524699: 2/5/2024* *MLS ID: 20524699*

12983 Averi Ln	Single Family	3/3	2,360 sq ft	5,270	2021	2/28/2024	$650,000	$275

From the moment you step inside, the features of the home are obvious - the pragmatic layout, neutral design palette, thoughtful storage, and new build technology are primed and ready for you to add your own personal touch with ease. Built in 2021 as part of a Tudor inspired development by Mattamy Homes, the house is fitted with a combination of modern trends and elements to include - gas cooking, tankless WH, motorized shades and remote operated security & climate. Low homeowner's dues provide for meticulously maintained common areas within this serine suburban neighborhood. Access to the community Pool, Club House, Fitness Center, Greenbelt, Jogging Path & Bike Path, Park, and Playground. In this charming neighborhood, it's almost forgettable how central you are to Dallas, DFW Airport and Ft. Worth.

Courtesy of Briggs Freeman Sotheby's Int'l

6 **Closed** • *Sold Date: 12/20/2023, MLS Listing 20473475: 11/9/2023* *MLS ID: 20473475*

1736 Brighton Pl	Single Family	5/6	4,413 sq ft	6,969	2019	12/20/2023	$935,000	$212

Come and experience this extraordinary property in Mercer Crossing! This Taylor Morrison masterpiece demands attention with its soaring ceilings and beautiful spiral staircase, accented with board-and-batten paneling. This 5 bed, 6 bath home features coffered ceilings, formal dining, home office, butlerâs pantry, and a dream kitchen that exudes elegance with beautiful cabinetry, built-in SS appliances incl., a cooktop with 6 gas burners, double-oven, quartz countertops, breakfast nook & waterfall island overlooking the hexagon-shaped living room for a truly open floor plan. The primary and mother-in-law bedrooms are both located on the 1st floor. Upstairs you will find 3 bedrooms- 2 split bedrooms with jack-in-jill, 1 bedroom with an ensuite, game room complete with wetbar featuring granite countertops, wine fridge, refrigerator, and media room. Donât miss this incredible opportunity to be HOME FOR THE HOLIDAYS!

Courtesy of Briggs Freeman Sotheby's Int'l

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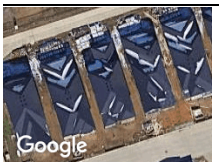
Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
7 Closed • *Sold Date: 11/3/2023, Public Record* *MLS ID: –*								
1901 Cathedral Dr	Single Family	3/4	2,509 sq ft	4,220	2021	11/3/2023	–	$260



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8 Closed • *Sold Date: 3/28/2024, MLS Listing 20542571: 2/29/2024* *MLS ID: 20542571*

1927 Diyaa Ct	Condo/Townhouse/Apt.	3/3	1,864 sq ft	2,831	2021	3/28/2024	$498,000	$267

Elegance& functionality Await in this end unit nestled in highly desired Kensington Place.Discover fantastic floor plan which defines luxury living with 3spacious BR,2.5 BA. Step inside and be greeted by stunning engineer floor that flows seamlessly throughout 1st floor. Your culinary aspirations come alive in opulent kitchen,featuring glistening quartz c-tops, upgraded light fixtures, high capacity vent system & pristine cabinetry.Living room bathes in natural light while offering tranquil view of front yard. The living and dining are open to the kitchen, which makes it the perfect area for entertaining. Relax in master suite with oversized shower, convenient double sinks &large walk-in closet. Two additional bedrooms on the second floor each have their own walk-in closets and share a second full bath. A landing at the top of the stairs makes perfect sitting room or play space. Easy access to DFW Airpot,161(President George Bush),35E & 635.Close to shopping, dining & entertainment.

Courtesy of Keller Williams Frisco Stars

9 Closed • *Sold Date: 1/24/2024, MLS Listing 20490501: 12/7/2023* *MLS ID: 20490501*

1711 Harlan Ave	Single Family	4/3	2,242 sq ft	6,751	2020	1/24/2024	$665,000	$297

Welcome to your perfect haven! This stunning 4-bedroom, 3-bathroom home, built in 2020, is a masterpiece of modern design in a highly sought-after neighborhood. Step into a world of sophistication as you enter the 11 feet high-ceiling foyer, where natural light dances through the open layout, creating an inviting ambiance. The spacious design seamlessly blends functionality and aesthetics, providing the perfect canvas for your unique lifestyle. A flexible space adjacent to the kitchen can be your ideal home office or cozy reading nook. With easy access to I-635, I-35E, and PGB, and just 12 minutes from DFW airport, this location is unbeatable. Enjoy community perks like a clubhouse, pool, fitness center, dog park, and playground. In the acclaimed Carrollton-Farmers Branch ISD, this home is not just priced to sell; it's an investment in luxury and lifestyle. Don't miss out â schedule a showing and make this dream home yours today!

Courtesy of eXp Realty LLC

10 Closed • *Sold Date: 3/8/2024, MLS Listing 20522204: 1/31/2024* *MLS ID: 20522204*

12802 Perrin Ln	Condo/Townhouse/Apt.	3/3	1,823 sq ft	1,960	2019	3/8/2024	$510,000	$280

Beautiful 2-story townhome conveniently located in the Mercer Crossing subdivision at the corner of Valley View and Luna. Inside you will find 3 bedrooms, 2.5 baths and 2-car garage! This home features great floorplan, abundance of natural light, hardwood on the first floor and beautiful view from each room. Primary bedroom offers oversized shower, dual vanities and a massive walk-in closet. HOA includes front yard maintenance, exterior maintenance, exterior insurance and community amenities include access to gym & swimming pool. There are plenty of parking lots in the nearby community park which is situated close to the property. Easy access to DFW airport and major freeways. Tons of shops and restaurants nearby.

Courtesy of Texas Legacy Realty

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Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
11 **Closed** • *Sold Date: 2/29/2024, MLS Listing 20507104: 1/17/2024* *MLS ID: 20507104*								
12685 Royal Oaks Ln	Single Family	4/3	2,956 sq ft	5,248	2022	2/29/2024	$710,000	$240

Come and experience this extraordinary North East Facing property near Mercer Crossing!. At this prime location, the house is filled with abundant natural light and exceptional features. The front porch welcomes you with an inviting curb appeal. Upon entering you will be greeted with an open concept floor-plan with a bountiful upgrades galore, including Quartz countertops, hardwood floor flow throughout the first floor, whole house water softener with RO in kitchen. The main level boasts soaring ceilings, creating a grand ambiance in the family room, an office space, one guest bed room and master bedroom is located downstairs, two additional bedrooms and game room are located upstairs. All bedrooms have walk-in closets. The backyard offers generously sized covered patio and faces towards green field and trees. Conveniently situated near Las Colinas, and 10 miles away from both Dallas and DFW International Airport.

Courtesy of R2 Realty LLC

12 **Closed** • *Sold Date: 2/14/2024, Public Record* *MLS ID: –*								
12758 Royal Oaks Ln	Single Family	3/3	3,104 sq ft	5,250	2020	2/14/2024	–	$255

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13 **Closed** • *Sold Date: 3/4/2024, MLS Listing 20528420: 2/9/2024* *MLS ID: 20528420*								
1568 Verwood Cir	Single Family	3/2	2,236 sq ft	5,575	2020	3/4/2024	$650,000	$291

MULTIPLE OFFERS were received. Sellers request the highest & best offer by Tuesday, Feb. 13TH by NOON. The seller will review all offers and make a decision on Wednesday, Feb.14th, The Seller will not consider offers below the list price. Seller reserves the right to accept an offer before the current deadline. Incredibly immaculate original owner Ashton Woods Home in the fabulous location of Verwood at Mercer Crossing!!! With the park across the street and the incredibly elegant finish out and architectural style, this one won't last long...

Courtesy of MCELROY TEAM REALTY

14 **Closed** • *Sold Date: 3/7/2024, Public Record* *MLS ID: –*								
12985 Vinson Dr	Single Family	4/4	2,347 sq ft	4,220	2021	3/7/2024	–	$291

–

15 **Closed** • *Sold Date: 3/21/2024, MLS Listing 20546872: 2/28/2024* *MLS ID: 20546872*								
1476 Weston Rd	Condo/Townhouse/Apt.	3/3	1,832 sq ft	1,219	2021	3/21/2024	$525,000	$287

Location location location,CORNER UNIT, premier lot facing the PARK, just couldn't get better! Built in 2021, itâs Better-Than-New, showcasing beauty and cleanliness throughout.The epitome of move-in ready. Spacious and bright, open floor plan, 2-story home. This townhome features a crisp, modern, open design and includes upgraded LVP planks on the first level,Quartz Countertops ,Energy Star SS appliances, Gas Cooktop, and plenty of storage room. Chefs kitchen boasts of high end Designer Tile Backsplash, 42-inch Kitchen Cabinetry, Designer LED and Pendent lighting and overlooks the open and bright living and dining room! Upstairs is the spacious master bedroom with a huge walk in close .On the other side of the game room are the secondary bedrooms. Gorgeous dual shade roller blinds convey with the house This charming haven of comfort is perfect for a young,growing family or as a low-maintenance rental.Close to Las Colinas 13 miles to Dallas, near DFW Airport, HWY 635, PGBT 161, HWY 114

Courtesy of Keller Williams Realty-FM

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Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
16 **1479 William Way**	Single Family	4/4	3,157 sq ft	5,967	2020	10/27/2023	$750,000	$238

16 Closed • *Sold Date: 10/27/2023, MLS Listing 20443400: 9/29/2023* *MLS ID: 20443400*

Take a look at this fairly new home built by Ashton Woods! Inside, the kitchen is well-appointed with stainless steel gas appliances, pot and pan drawers, impressive cabinets, white tile backsplash, and an island. The master suite is a luxurious retreat featuring a Roman tub, a shower with a seat and a glass door, framed mirrors, and a spacious walk-in closet. On the second floor, you'll find additional bedrooms and a loft with built-in cabinetry. The backyard offers a generously sized covered patio as well. Conveniently situated near Las Colinas, and only 10 miles away from both Dallas and DFW International Airport.

Courtesy of Rogers Healy and Associates

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
17 **1483 Windermere Way**	Condo/Townhouse/Apt.	3/3	1,846 sq ft	3,441	2019	12/29/2023	$485,000	$263

17 Closed • *Sold Date: 12/29/2023, MLS Listing 20471001: 11/10/2023* *MLS ID: 20471001*

Highly coveted corner unit 2019 townhome in Mercer Crossing now available! This 3 bed, 2.1 bath corner unit townhome is 1,846 sq ft and features an inviting open floor plan with a wall of windows and wood look tile throughout the first floor. The kitchen boasts quartz countertops and a stainless steel appliance package perfect for any chef. Bench seating in the open dining space is perfect for entertaining guests. All bedrooms upstairs with bonus secondary living space. Primary ensuite with shower, tub and generously sized walk-in closet. Transferrable builder warranty through 2029. Mercer Crossing is a master-planned community that has plans to include dining and shopping options, as well as an amenity center with a community pool, and hike and bike trails. Ideal location with easy access to 2major freeways â PGBT, 635, and 35E. Easy commute to Downtown Dallas, DFW Airport, Love Field, the Medical District, Grapevine, Las Colinas, and Cypress Waters!

Courtesy of Compass RE Texas, LLC

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
18 **1520 Windermere Way**	Condo/Townhouse/Apt.	3/3	1,642 sq ft	2,308	2019	10/20/2023	$467,000	$284

18 Closed • *Sold Date: 10/20/2023, MLS Listing 20430308: 9/15/2023* *MLS ID: 20430308*

Your perfect location awaits. 2020 Built Megatel Home. Step inside to discover a bright and inviting open floor plan with custom paint job, decorative lighting, tankless water heater, and more!. The kitchen boasts quartz counters, ample cabinet and counter space, breakfast bar & a stainless appliance package. Having an open layout to the dining room area allows for easy entertaining and socializing while cooking. Upstairs you have a loft area, an owners retreat with dual sinks, quartz counters, separate closets for private storage, and an oversize glass shower. Two additional bedrooms and full bath down the hall. Pools, parks and a Dog Park are part of the excellent neighborhood amenities. Easy commutes to Downtown Dallas, DFW Airport, Love Field, the Medical District, Grapevine, Las Colinas, and Cypress Waters!

Courtesy of Redfin Corporation

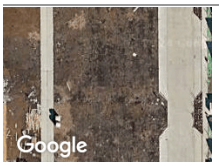
	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
19 **1491 Wittington Pl**	Single Family	3/3	2,507 sq ft	4,905	2021	2/16/2024	$650,000	$259

19 Closed • *Sold Date: 2/16/2024, MLS Listing 20506542: 1/9/2024* *MLS ID: 20506542*

Welcome to this charming 2021-built home in sought-after Mercer Crossing master planned community. This beautiful residence features three bedrooms, two and a half baths, and a media room. As you step inside, you're greeted by a warm embrace of natural light dancing through windows, illuminating the inviting living spaces. The open layout effortlessly connects the living room, dining area, and kitchen, creating a seamless flow for both everyday living and entertaining guests. The kitchen boasts an oversized island with modern appliances, sleek countertops, and ample storage. Master suite nestled downstairs in the rear of this thoughtfully designed home. Upstairs, discover the versatility of a media room and loft, providing the ideal spaces for entertainment, work, or relaxation. Adjacent dog park is your oversized backyard. Next to beautiful Sam Houston Trail Park and John F Burke Nature Preserve. Minutes to I635, 161, I35 and Bush Turnpike!

Courtesy of Keller Williams Realty-FM

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
20 **12957 Wymeth Dr**	Condo/Townhouse/Apt.	3/3	1,824 sq ft	2,700	2022	3/19/2024	–	$262



20 Closed • *Sold Date: 3/19/2024, Public Record* *MLS ID: –*

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Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
21 Closed • *Sold Date: 1/22/2024, Public Record* *MLS ID: –*								
1660 Ashington Trl	Single Family	4/5	3,270 sq ft	5,329	2017	1/22/2024	–	$230
–								
22 Closed • *Sold Date: 1/22/2024, Public Record* *MLS ID: –*								
1668 Ashington Trl	Single Family	4/4	3,958 sq ft	7,645	2018	1/22/2024	–	$216
–								
23 Closed • *Sold Date: 11/20/2023, MLS Listing 20403771: 8/9/2023* *MLS ID: 20403771*								
13222 Bee St	Condo/Townhouse/Apt.	3/4	1,937 sq ft	1,176	2017	11/20/2023	$425,000	$219
24 Closed • *Sold Date: 2/16/2024, MLS Listing 20503719: 1/4/2024* *MLS ID: 20503719*								
1648 Coventry Ct	Single Family	4/4	3,333 sq ft	6,512	2018	2/16/2024	$730,000	$219
25 Closed • *Sold Date: 12/28/2023, Public Record* *MLS ID: –*								
4034 Bishop Ln	Single Family	3/3	2,684 sq ft	2,350	2011	12/28/2023	–	$243
–								
26 Closed • *Sold Date: 11/13/2023, Public Record* *MLS ID: –*								
4070 Bishop Ln	Single Family	3/3	2,264 sq ft	2,200	2012	11/13/2023	–	$271
–								

Picture yourself living in this prestigious fully furnished urban townhome in the most desirable area of Farmers Branch.This home is designed for entertaining and everyday living, with plenty of space. At the heart of this home is the spacious kitchen featuring custom stained cabinetry, tiled backsplash and stainless-steel appliances. The open concept floor plan offers a bright and airy family room featuring hand scraped hardwood floors, oversized windows, high ceilings and custom fireplace making this home ideal for gatherings. Enjoy both private patios for even more entertaining space. This meticulously kept home offers 3 bedrooms and 3 full baths and 1 half bath along with a private 3rd floor spacious owners retreat and a 3rd ensuite bedroom which is perfect for a home office or guest room. This Urban living home allows walkability to the farmers market, rose garden, Firehouse Theatre, DART, grocery and more! This 3bedroom townhome is perfect!

Courtesy of Regal, REALTORS

New Year New Home! Located in the highly desirable Mercer Crossing master-planned community with amenities including clubhouse, gym, swimming pools, playgrounds, dog parks & walking trails, this two-story home boasts a striking 20-foot ceiling in the great room, creating an open and airy atmosphere. Abundant windows adorn the living space, allowing natural light to pour in. The open floor plan seamlessly blends the living, dining, and kitchen areas. The generously sized walk-in pantry offers ample storage space for culinary essentials and ensures a clutter-free kitchen. Master bedroom suite downstairs. And a secondary bedroom with an attached full bath on the main level offer versatility and convenience, making it an ideal space for guests or as a private office. Each secondary bedroom is generously sized to provide ample space for comfort. Next to beautiful Sam Houston Trail Park and John F Burke Nature Preserve. Minutes to I635, I35 and Bush Turnpike!

Courtesy of Keller Williams Realty-FM

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Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
27 Closed • *Sold Date: 3/17/2024, MLS Listing 20531328: 2/13/2024* *MLS ID: 20531328*								
4013 Sigma Rd	Single Family	3/3	2,105 sq ft	2,439	2012	3/17/2024	$522,500	$248

Multiple offers received. Highest and best due by 11am on 2-16-24.Welcome to this charming home nestled in the desirable Cambridge Crossing community, built in 2012 as part of a partially gated enclave. Step inside to discover an inviting open floor plan boasting two spacious living areas, perfect for entertaining guests or enjoying cozy nights in. Ample storage throughout ensures clutter-free living, while the turfed yard offers a serene outdoor oasis complete with a pergola and enchanting string lights, ideal for al fresco dining or simply unwinding under the stars. With three bedrooms and two and a half bathrooms, including a master suite for added comfort, this home provides both functionality and style for modern living. Experience the perfect blend of convenience and comfort in this Cambridge Crossing gem.

Courtesy of Briggs Freeman Sotheby's Int'l

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
28 Closed • *Sold Date: 1/23/2024, MLS Listing 20496349: 12/15/2023* *MLS ID: 20496349*								
12923 Epps Field Rd	Single Family	5/6	5,044 sq ft	25,003	2008	1/23/2024	$980,000	$194

Look no further! This spacious 5 bedroom, 6 bath Mediterranean style home boasts over 5,000 sf of comfortable living space & situated on over a half acre lot. As you step inside, you're greeted by formal areas & walls of windows for natural light. A layout designed for modern living, the open-concept is ideal for entertaining, while bedrooms provide comfortable retreats. The secluded primary suite includes an enticing fireplace & spectacular bath with jetted tub & separate shower. Another 1st floor bedroom with full bath is ideal for guests. A chef's kitchen with large island, walk-in pantry & double ovens is not to be overlooked. Pvt. office on 1st floor is ideal for the at-home professional. Upstairs enjoy the large gameroom, media room & 3 additional bedrooms. Outside your cvd. patio includes a fireplace, outdoor kitchen & expansive yard overlooking Rawhide Creek. The large 3 car garage is not to be missed & includes an underground tornado shelter. Welcome to your new home!

Courtesy of Coldwell Banker Apex, REALTORS

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
29 Closed • *Sold Date: 11/17/2023, MLS Listing 20312902: 4/30/2023* *MLS ID: 20312902*								
3615 Vineyard Way	Single Family	5/5	4,566 sq ft	8,407	2016	11/17/2023	$1,035,000	$227

NEW PRICE! Stunning home in gated community. Gourmet kitchen with two huge quartz islands. The kitchen opens to an expansive living room with courtyard and patio views and endless natural light. California Closets custom systems placed throughout this home provide exceptional storage. Big secondary bedrooms, three with full baths. Oversized primary with courtyard views and Qmotion blackout shades. Primary bath with glass enclosed tub and shower, separate vanities and a large seasonal walk-in closet. Upstairs is a large living space and a true media room. Unwind on the patio with putting green and outdoor kitchen with 5 burner gas grill and ceramic smoker. Or relax in the open courtyard. Prized convenience: 2 mi. to Dallas North Tollway and 635, 10 minutes from Dallas' top private schools, less than 20 minutes to downtown Dallas, DFW airport, Love Field, Legacy West and much more. Minutes from the 60,000SF Farmers Branch recreation center and the new Joya park!

Courtesy of JPAR Cedar Hill

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
30 Closed • *Sold Date: 2/20/2024, Public Record* *MLS ID: –*								
2924 Amber Ln	Single Family	3/2	1,139 sq ft	8,750	1959	2/20/2024	–	$275

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	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
31 Closed • *Sold Date: 2/1/2024, Public Record* *MLS ID: –*								
13339 Belfield Dr	Single Family	3/2	1,386 sq ft	11,404	1960	2/1/2024	–	$270

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Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.

32 **Closed** • *Sold Date: 3/26/2024, MLS Listing 20474643: 11/10/2023* *MLS ID: 20474643*

3475 Bevann Dr	Single Family	4/3	2,497 sq ft	13,111	1966	3/26/2024	$582,500	$233

Come find your next home in this newly renovated house situated in one of the finest neighborhoods in Farmers Branch! This highly sought after neighborhood boasts safety, friendly neighbors, and well kept properties. Sitting on a gorgeous corner lot with mature trees, this home is bound to sell fast! Custom kitchen cabinets, quartz countertops, spiral staircase, natural oak and cedar accents, and updated bathrooms are just a few of the upgrades done to this property that set it apart from the rest of the market. The city has several award winning parks and walking trails, world class athletic fields, and is adding new pickle ball courts this year. Don't miss this great opportunity to be in lovely Farmers Branch! Schedule a showing today!

Courtesy of eXp Realty LLC

33 **Closed** • *Sold Date: 3/1/2024, MLS Listing 20521514: 1/29/2024* *MLS ID: 20521514*

13619 Birchlawn Dr	Single Family	3/2	1,660 sq ft	8,232	1956	3/1/2024	$310,000	$187

Great home in excellent neighborhood. Close to FB Elementary School and walking distance to Oran Good Park and the walking trails at Rawhide Park. Three bedrooms and two baths. Three living areas including one with a fireplace. Kitchen has been recently updated with appliances and countertops. Hall bath has walk-in, tiled shower. Large back yard with two storage buildings, privacy fence and covered patio. Lawn sprinkler system. HVAC replaced and foundation repaired in 2016. Water heater replaced in 2019. Recently painted and new flooring installed. Make your appointment to see this lovely home ASAP!

Courtesy of Century 21 NexGen Realty

34 **Closed** • *Sold Date: 1/4/2024, MLS Listing 20461769: 11/3/2023* *MLS ID: 20461769*

13645 Birchlawn Dr	Single Family	3/2	1,398 sq ft	8,232	1956	1/4/2024	$296,000	$212

Lovely home in established Farmers Branch neighborhood. Close to schools, highways and shopping. 3 bedrooms, 2 baths, 2 car garage on large lot. Open concept living, dining, kitchen. The pictures online are from 2019 when it had been freshly painted. New pix to come.

Courtesy of Baldwin Realty Services

35 **Closed** • *Sold Date: 1/18/2024, MLS Listing 20495199: 12/14/2023* *MLS ID: 20495199*

13836 Birchlawn Dr	Single Family	3/3	1,656 sq ft	8,755	1957	1/18/2024	$410,000	$248

Welcome home to this newly reimagined space! Home has been completely updated with new plumbing, electrical, roof, and HVAC. Foundation repairs complete. New addition boasts a brand new kitchen with quartz counters, a large eat-in island, perfect for prepping meals and entertaining family and friends! You'll love the designer finishes throughout including hardware, light fixtures, engineered wood floors, and refreshed bathrooms. This home is practically brand new and ready for you to make it yours for the holidays!

Courtesy of JPAR - Addison

36 **Closed** • *Sold Date: 10/13/2023, Public Record* *MLS ID: –*

3716 Blue Trace Ln	Single Family	3/2	1,925 sq ft	11,801	1968	10/13/2023	–	$229

–

37 **Closed** • *Sold Date: 12/29/2023, MLS Listing 20479331: 11/17/2023* *MLS ID: 20479331*

3247 Brincrest Dr	Single Family	4/3	2,074 sq ft	25,787	1964	12/29/2023	$355,000	$171

This rare gem nestled in the Templeton Trails neighborhood is tucked away on a hard to find 0.59 acre lot, surrounded by mature trees and tranquil nature, creating a private haven. Boasting 4 bedrooms and 2 bathrooms, the home exudes a unique rustic charm, presenting a perfect opportunity to unleash your HGTV-inspired creativity to craft your dream retreat.

Courtesy of Redfin Corporation

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Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.

38 **Closed** • *Sold Date: 1/23/2024, MLS Listing 20446297: 10/5/2023* *MLS ID: 20446297*

3274 Brincrest Dr	Single Family	4/3	3,228 sq ft	12,893	1965	1/23/2024	$425,000	$132

This house is more than just a dwelling; itâs a true home. Nestled in a friendly neighborhood, where children play outside, neighbors chat, and dogs are walked, it offers both quiet and activity. The large, wrap-around yard with trees and mini-gardens creates a cozy, inviting setting. The spacious backyard is perfect for entertaining and could accommodate a pool. Inside, the house is thoughtfully arranged, allowing for a separate apartment in the backroom conversion. Recent upgrades include a new furnace installed Nov 2022, new sprinkler control box and heads, new screens on windows, updated plumbing in extension. Conveniently located near LBJ Freeway for airport access and I35 for downtown Dallas, this Farmers Branch home is part of a premier American city known for excellent leadership, top-notch police and fire departments, beautiful parks, and family-friendly activities. Come see for yourself!

Courtesy of Fathom Realty LLC

39 **Closed** • *Sold Date: 3/8/2024, MLS Listing 20414036: 8/24/2023* *MLS ID: 20414036*

3530 Brookhaven Club Dr	Single Family	3/3	3,198 sq ft	17,119	1969	3/8/2024	$645,000	$202

Don't miss this house with great location! FABULOUS UPDATES! The home has been completely remodeled to create an open layout with lots of natural light! Kitchen features granite tops, designer cabinets with self closing drawers, enclosed fold-out pantry, stainless appliances, decorative tile floor, and adjacent space for a home office area! Primary suite with room for a sitting area overlooks rear yard and features ENORMOUS bathroom with frameless glass shower, separate tub, and HUGE closet with tons of storage! Tankless water heater supplies virtually unlimited hot water! Enclosed sunroom provides a quiet place to relax and read. Large lot is .39 acres and has mature trees and sprinkler system! Plenty of room for a pool and ample space for the kids to play! Racquet sports complex is completing a multimillion dollar renovation resulting in 68 pickleball and tennis courts! Close proximity to 1 of 3 Brookhaven Country Club 18 hole golf courses and a world class racquet sports complex!

Courtesy of EXP REALTY

40 **Closed** • *Sold Date: 12/11/2023, MLS Listing 20477643: 11/15/2023* *MLS ID: 20477643*

2935 Cameo Ln	Single Family	3/2	1,612 sq ft	11,891	1958	12/11/2023	$265,000	$164

3 bedroom 2 bathroom perfect starter home near Farmers Branch Community Recreation Center which includes swimming, gym, volleyball, and more. Dog park, and Hwy LBJ are in close proximity. Property includes a large fenced back yard with detached garage and storage shed large kitchen and 2 large living spaces. This property will need some light TLC to reach it's full potential.

Courtesy of Skyline Realty

41 **Closed** • *Sold Date: 11/13/2023, Public Record* *MLS ID: –*

3053 Candlewick Ln	Single Family	4/2	1,812 sq ft	9,375	1957	11/13/2023	–	$184

–

42 **Closed** • *Sold Date: 12/13/2023, Public Record* *MLS ID: –*

13220 Castleton Dr	Single Family	3/2	1,922 sq ft	12,289	1960	12/13/2023	–	$220

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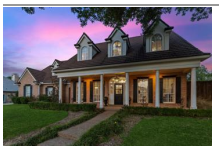

43 **Closed** • *Sold Date: 11/7/2023, MLS Listing 20442559: 9/29/2023* *MLS ID: 20442559*

13214 Cedar Ln	Single Family	5/4	4,064 sq ft	12,980	1991	11/7/2023	$1,100,000	$271

Fabulous turnkey home, beautifully updated throughout. No detail overlooked! Colonial style architecture facade by Brookhaven Country Club. Close proximity to many private schools and private school corridor.

Courtesy of Compass RE Texas, LLC.

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Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
44 Closed • *Sold Date: 3/20/2024, Public Record* *MLS ID: –*								
13226 Cedar Ln	Single Family	4/4	3,840 sq ft	14,950	1993	3/20/2024	–	$282

–

45 Closed • *Sold Date: 3/21/2024, MLS Listing 20532107: 2/2/2024* *MLS ID: 20532107*

12252 Chapel View Dr	Single Family	4/3	2,020 sq ft	9,321	1963	3/21/2024	$389,000	$193

You have a terrific opportunity to own a meticulously cared for 4 bedroom home on a near quarter acre lot just minutes north of I-635 yet tucked away in the quiet and desirable Crestbrook Estates neighborhood. Many recent upgrades include a new air conditioning and furnace unit (2014), new water heater (2015), new tile floor in dining and utility rooms (2016), newly repainted and newly installed siding, soffits and facia (2020), and twelve new windows in 2020 and 2022. Roomy bedrooms upstairs and an efficient floor plan downstairs make for a welcoming and extra comfortable living experience for your family. Easy access to Addison's many dining options, Brookhaven Country Club and LBJ Freeway.

Courtesy of Allie Beth Allman & Assoc.

46 Closed • *Sold Date: 2/21/2024, Public Record* *MLS ID: –*

13818 Charcoal Ln	Single Family	3/2	922 sq ft	9,375	1958	2/21/2024	–	$287

–

47 Closed • *Sold Date: 11/13/2023, Public Record* *MLS ID: –*

3119 Chatsworth Dr	Single Family	3/2	1,131 sq ft	8,012	1956	11/13/2023	–	$285

–

48 Closed • *Sold Date: 1/26/2024, MLS Listing 20489692: 12/16/2023* *MLS ID: 20489692*

3526 Chellen Dr	Single Family	4/3	2,219 sq ft	10,018	1967	1/26/2024	$365,000	$164

Welcome to your canvas of possibilities in Farmers Branch! This spacious 2-story property features 4 bedrooms, 2 living areas, 2 dining areas, an oversized 2-car garage with ample storage, and 2.1 baths, offering plenty of room to craft your ideal living space. While updates are needed, you'll appreciate the newer structural improvements, including a 2-year-old roof, a 2023 HVAC system, and a new plumbing line to the city installed in 2015. Farmers Branch is a thriving city known for its family-friendly activities and convenient access to Dallas and Frisco. Situated just two exits from the Dallas North Tollway, it's a breeze to reach the best of Dallas. Also, Brookhaven Dallas College Campus and the Brookhaven Country Club are both within a mile. If you're a buyer with a vision looking to avoid paying a premium for someone else's updates, this is the perfect opportunity for you to bring your dream home to life. Don't miss out on this chance to make this property truly your own.

Courtesy of Compass RE Texas, LLC

49 Closed • *Sold Date: 3/18/2024, MLS Listing 20538466: 2/12/2024* *MLS ID: 20538466*

3546 Chellen Dr	Single Family	3/2	2,146 sq ft	10,018	1967	3/18/2024	$449,900	$210

Charming home in Farmers Branch is ready for you to call home. One Story Located In Quiet, Established Neighborhood Surrounded By Mature Trees And A ZEN-Like Backyard That Welcomes You Home. Every Room Has Designer Touches And You Will Love The Large Open Living Area That Can Accommodate All Your Treasures And Furnishings. Fantastic location conveniently located close to 635 for easy access to all DFW has to offer.

Courtesy of Cooper Land Company

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Closed: 50 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.

50 Closed • *Sold Date: 4/5/2024, MLS Listing 20551797: 3/8/2024* *MLS ID: 20551797*

13312 Cinco St	Single Family	3/3	1,786 sq ft	10,018	1969	4/5/2024	$396,000	$222

Highest and best by 3-11 at 10am-Charming 3 bedroom, 2.5 bath home w-a spacious open floor plan that features a focal FP & premium flooring. Large Living room flows open to the Kitchen w-a wrap around breakfast bar, electric cooktop +ample cabinet space! Gorgeous Dining Area is accented w-a vaulted cedar ceiling + a warming stone FP. Tucked behind the Dining area is a Private Study, perfect for those who work from home! Updates include foundation w-a lifetime transferrable warranty, 2020 Primary Bathroom remodel, double pane windows, nest thermostat & more! The primary bedroom is oversized with an en-suite bath with a new stand up shower along with dual sinks and a large walk in closet. Mature trees provide a lot of shade in the front and back of the home.The long driveway leads to a rear 2 car garage w-built in storage space & gives you a lot of additional parking space. Backyard w-dog run +storage shed! You will love making a lot of memories in this home, this home is MOVE IN READY!

Courtesy of House Brokerage

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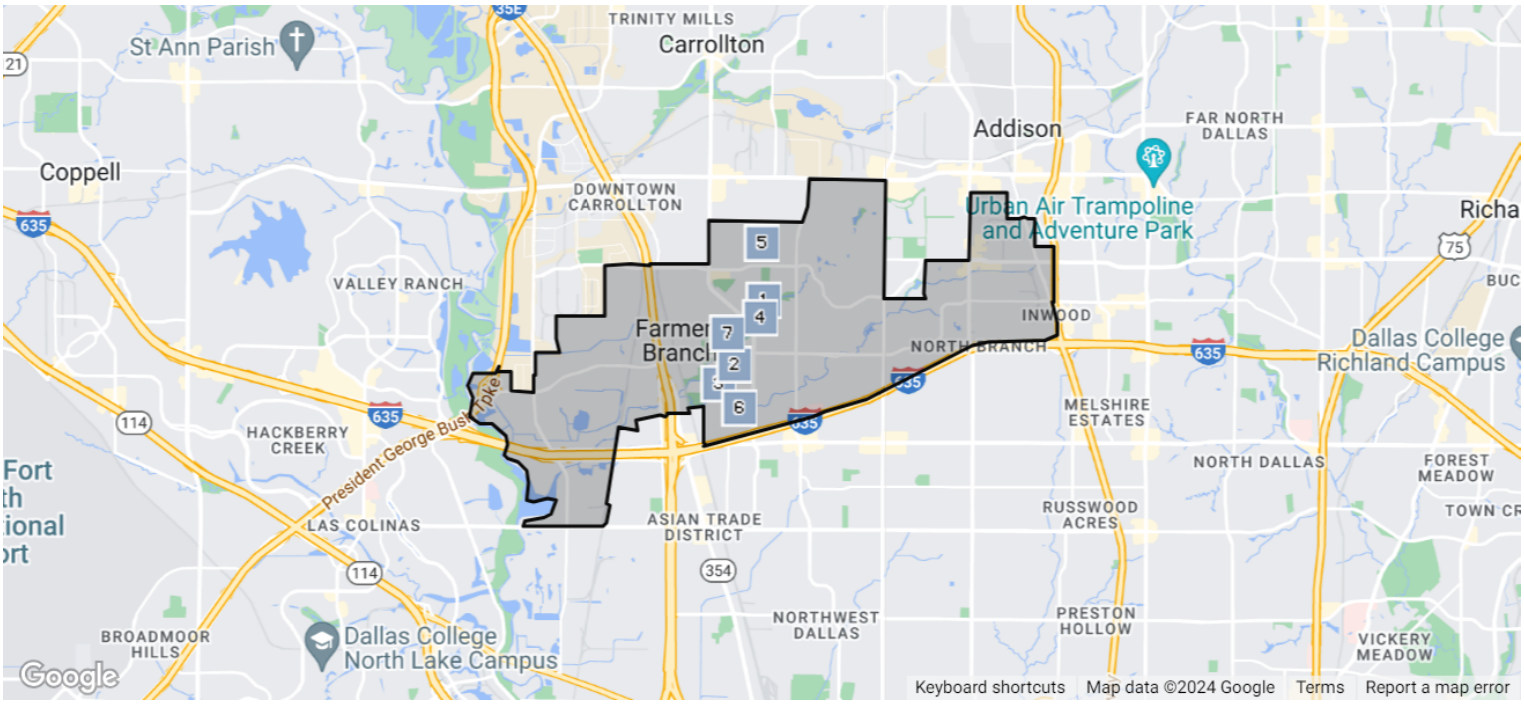


Expired: 7

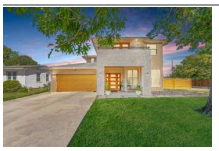
	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	Expired Date	Price per sq. ft.
13733 Charcoal Ln	Single Family	4/3	2,560 sq ft	9,147	2022	$699,000	11/26/2023	$258

1 **Expired** • *Expired: 11/26/2023, MLS Listing 20367045: 6/28/2023* *MLS ID: 20367045*

Impeccable, re-built from the foundation up is this Gorgeous single story home! An impressive white stucco elevation w-dark wood trim & a front two car garage is sure to WOW! Voluminous interior w-a flexible floor plan, could be a 4 bedroom or 3 bedroom w-a study! Luxury vinyl wood floors! Grand Living Room flows open to Dining & Kitchen. Solid core doors! Designed for entertaining! Exceptional Kit has an abundance of cabs, Black SS apps, island, gas cooktop w-vent, custom lighting, designer backsplash, under cabinet lighting + all the extras! Private Primary Suite is very generously sized w-plenty of space for a sitting area & en-suite bath w-stand alone tub, sep shower, his & her sinks + large WIC! Two bedrooms share a J&J bath & the split Bedroom is next to the third full bath! Great sized Backyard! This home was designed w-ALL the modern amenities that buyers desire, it is BETTER THAN NEW & MOVE IN READY!

Listing Courtesy of Real

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	Expired Date	Price per sq. ft.
12904 Harrisburg Cir	Single Family	5/3	3,357 sq ft	8,407	2017	$865,000	11/11/2023	$249



2 **Expired** • *Expired: 11/11/2023, MLS Listing 20424745: 9/6/2023* *MLS ID: 20424745*

Impeccable Contemporary style home gracefully situated on a corner lot just 20 minutes to DFW airport and Dallas. A gorgeous modern exterior invites you inside this show-stopping dream home featuring extensive wood-look tile floors, modern light fixtures, open concept layout and two primary suites. Fall in love with the gourmet kitchen highlighting by stunning Quartz counters, soft-close drawers, and gas ck-top. Gather in the light filled living room or unwind in the fully equipped media room complete with a projection screen and projector. Wonderful 1st floor MIL suite is perfect for visiting guests. The second primary suite leads to a walk-out balcony and has a luxurious bath. The whole family will love the over-sized backyard with a covered patio, wrap around Cedar fence and dog run. Enjoy the energy efficient Tesla Solar panels and charging station. Excellent location close to Farmers Branch Historical Park, Mustang station, and the new night glow attraction at nearby Joya Park.

Listing Courtesy of EXP REALTY

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Expired: 7 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	Expired Date	Price per sq. ft.

3 Expired

Expired: 1/11/2024, MLS Listing 20377950: 7/11/2023 *MLS ID: 20377950*

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	Expired Date	Price per sq. ft.
2648 Leta Mae Ln	Single Family	4/2	1,269 sq ft	7,797	1954	$400,000	1/11/2024	$315

Property is in a GREAT LOCATION, with mature trees and very close to park and jogging trail. This CUTE 4 bedroom home, features wood-like tile throughout common areas. Property has been remodeled with open concept living area. it has a new roof, new HVAC, new windows, new electrical wiring , plumbing and fence. It also has all new appliances and window blinds throughout the home, and a Lifetime foundation warranty. it has a large fenced-in backyard, that is ideal for recreation and entertainment.

Listing Courtesy of WILLIAM DAVIS REALTY FRISCO

4 Expired

Expired: 10/31/2023, MLS Listing 20418620: 8/30/2023 *MLS ID: 20418620*

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	Expired Date	Price per sq. ft.
13640 Littlecrest Dr	Single Family	3/3	2,452 sq ft	12,501	2023	$834,900	10/31/2023	$326

PRICE REDUCED!! Exquisite new construction home crafted by the renowned builder, Thomas Cusick Custom Homes. This stunning single-story ranch spans a generous 2,452 square feet and boasts 3 spacious bedrooms, 2.5 elegant bathrooms, a sizable study, and an oversized 2-car garage. Meticulously designed with advanced features such as spray foam insulation, 7in. European white oak flooring, and 9in. baseboards, this home exudes luxury. The well-appointed kitchen showcases stainless steel appliances, a convenient pot filler, and custom cabinets, while the immense master suite provides the ultimate retreat. Embracing an open floor plan concept, this home seamlessly transitions to a sprawling outdoor living area, overlooking an immense backyard that easily accommodates a resort-sized pool. Ideally situated in the highly coveted Farmers Branch area, this residence is just a short stroll away from the scenic 33-acre Rawhide Park, making it the perfect blend of modern living and natural beauty.

Listing Courtesy of Live Local, LLC

5 Expired

Expired: 10/27/2023, MLS Listing 20393800: 7/28/2023 *MLS ID: 20393800*

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	Expired Date	Price per sq. ft.
2878 Old North Rd	Single Family	3/2	1,933 sq ft	9,365	1961	$373,500	10/27/2023	$191

WOW!! Welcome to this charming ranch-style home in the desirable Farmers Branch community. This property features an open living and dining area with an abundance of natural light. The updated kitchen boasts granite countertops, stainless steel appliances, and ample storage space. The primary bedroom is generously sized and includes a private en suite bathroom, while two additional bedrooms share a full bathroom. Step outside to the backyard oasis complete with a covered patio, lush greenery, and a storage shed. Leaving hot tub, leaving appliances, tv's stay, new roof in 2023, new ac 2022, and new tile in bathrooms. Located minutes from major highways, shopping, dining, and entertainment, this home offers convenience and comfort. With its prime location in one of the most desirable neighborhoods in Farmers Branch, this home is a must-see for anyone seeking a beautiful home in an excellent location. Must See.

Listing Courtesy of EXP REALTY

6 Expired

Expired: 1/31/2024, MLS Listing 20406607: 8/31/2023 *MLS ID: 20406607*

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	Expired Date	Price per sq. ft.
2824 Reedcroft Dr	Single Family	4/3	3,186 sq ft	13,068	1963	$639,000	1/31/2024	$188

PRICE IMPROVEMENT! Motivated Seller ! Come see this fantastic hidden gem in this Farmers Branch community ! This home is 3186 sq ft, 4 bedrooms, 3.5 baths . It features an oversized utility room, an upstairs game room and bonus room that can be converted into a 5th bedroom ! The kitchen has been updated with granite countertops, new stove and microwave and marble tile flooring ! This home also features a gunite deep diving pool and spa , all while sitting on .3 of an acre. The home also has a new roof ! However this home is going to need some additional repairs and updating. The seller knows there are foundation issues and several walls, flooring and tile that need replaced and or repaired. This home is being sold as is.

Listing Courtesy of RE/MAX Trinity

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Expired: 7 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	Expired Date	Price per sq. ft.
7 Expired • *Expired: 12/31/2023, MLS Listing 20448695: 10/6/2023* *MLS ID: 20448695*								
13434 Tom Field Rd	Single Family	3/2	1,697 sq ft	8,799	1967	$299,000	12/31/2023	$176

OWNER FINANCING AVAILABLE. HOME IS IN NEED OF SOME TLC. GREAT LOCATION. ACROSS THE STREET FROM FARMERS BRANCH ELEMENTARY AND WALKING DISTANCE TO VIVIAN FIELD JR HIGH. LOCATED A BLOCK FROM THE RAWHIDE PARK WALKING TRAIL. SEVERAL PARKS LOCATED NEAR BY AND A BLOCK AWAY FROM FARMERS BRANCH NEW LA JOLLA PARK.

Listing Courtesy of Beam Real Estate, LLC

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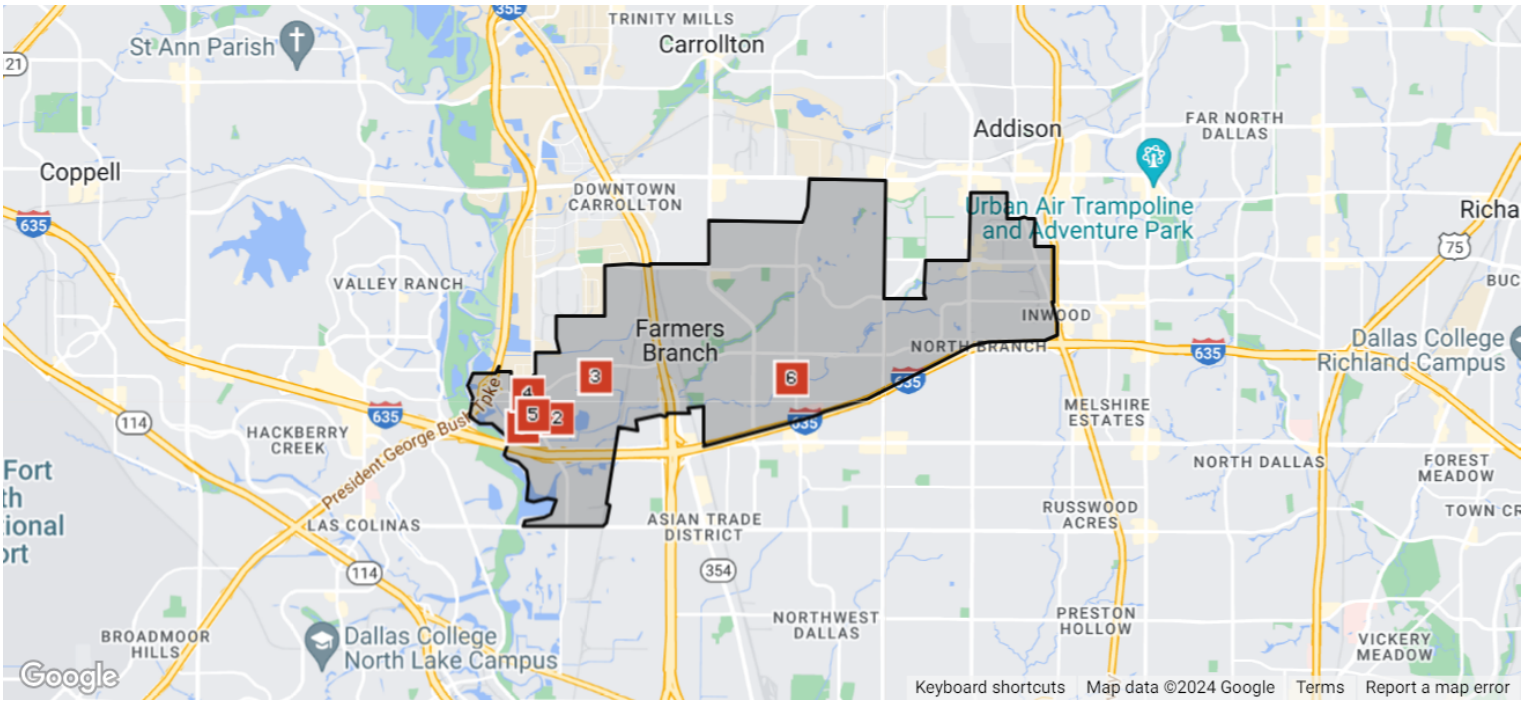

Distressed: 6

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Price	List Date	Distressed Date	Status
1 Off Market • *Notice of Lis Pendens* *MLS ID: –*								
12564 Amesbury Way	Single Family	4/5	3,455 sq ft	5,596	–	2/28/2024	Notice of Lis Pendens	
–								
2 Off Market • *Notice of Lis Pendens* *MLS ID: –*								
1741 Bramshaw Trl	Single Family	4/4	3,869 sq ft	6,493	–	2/28/2024	Notice of Lis Pendens	
–								
3 Off Market • *Notice of Lis Pendens* *MLS ID: –*								
12980 Jk Ojha St	Condo/Townhouse/Apt.	3/3	1,824 sq ft	1,980	–	3/5/2024	Notice of Lis Pendens	
–								
4 Off Market • *Notice of Lis Pendens* *MLS ID: –*								
1511 Perrin Ln	Condo/Townhouse/Apt.	3/3	1,940 sq ft	4,113	–	3/5/2024	Notice of Lis Pendens	
–								

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Distressed: 6 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Price	List Date	Distressed Date	Status
5 Off Market • *Notice of Lis Pendens* *MLS ID: –*								
12644 Verwood Cir	Single Family	4/4	3,160 sq ft	5,249	–	3/5/2024	Notice of Lis Pendens	
–								
6 Off Market • *Notice of Foreclosure Sale* *MLS ID: –*								
3047 Lavita Ln	Single Family	4/3	2,580 sq ft	14,300	–	2/1/2024	Notice of Foreclosure Sale	–

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- **School data and reviews** from Niche.
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