






RES-Single Family, Ranch - McKinney, TX



1217 Caney Creek Lane, McKinney, TX, 75071

Offered at \$345,000

Gorgeous 2-story, 4 beds, 3.5 baths, executive study, upstairs game room & 2-car garage can't be beat! Gourmet island kitchen with 42 inch Knotty Alder cabinetry, granite counters, gas cooktop, built-in oven & custom ceramic backsplash. Upgraded hardwood flooring throughout family room & study. Master suite only bedroom on 1st level for added privacy. Covered patio in backyard with gas stub! Situated on a huge corner lot with plenty of room for a pool. The Trinity Falls community had endless amenities, trails, community center, and pool. Built by Gehan Homes in 2017, still looks and feels brand new. Sellers are reasonably motivated and flexible on all terms. Come see this great home today.

| | |
|---|----------------------|
|  | 4 Bedrooms |
|  | 4 Bathrooms |
|  | 2,812 sqft |
|  | 0.22 acre (lot size) |
|  | Built: 2016 |



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