

# 700 HARDWOOD DR.

MCKINNEY, TX 75069 | MLS #: 20053346

**\$529,990** | 4 BEDS | 3.5 BATHROOMS | 2 CAR PARKING | 3271 SQUARE FEET



View Online: <http://700hardwood.homeis4sale.com>  
For Instant Photos: Text 755751 To 415-877-1411

This meticulously maintained 2-story home is gorgeous and move-in ready! It's in the McKinney Greens community with trails and fishing ponds. Great curb appeal on a corner lot with a large backyard welcomes you. A fantastic kitchen opens to the living area abundant with natural light and boasts a beautiful gas fireplace. Master & office down, large game room & media upstairs, 3 bedrooms each with walk-in closets. You'll notice the upgrades throughout the home, including newly installed carpet in bedroom. Vinyl flooring, gas line installed by the back porch for a grill, extended covered porch, tankless hot water heater, garage set up for 220V car charger, new roof installed May 2022, custom storm doors installed in front and rear Home Surveillance system with 5 POE cameras. Only 3 miles from downtown McKinney with shopping, dining & community events. All this is just minutes away from HWY 75 and 121. Don't miss out on this extremely energy-efficient Meritage home...



- Tankless hot water tank
- Energy efficient, foam insulated home
- Home Surveillance system installed with 5 POE
- 50 amp EV car charger AC outlet
- Trane 20i variable speed heat pump with allergy filtration, computerized dampening system with remote thermostat control
- Master and Office downstairs
- Media and Game Room
- Large Yard

## AGENT INFORMATION

**Eva Habibi**  
M: 214-901-8821  
License # 0706921  
[evahabibirealtor@gmail.com](mailto:evahabibirealtor@gmail.com)  
[evahabibi.fathomrealty.com/](http://evahabibi.fathomrealty.com/)

**Fathom Realty, LLC**

## ABOUT EVA HABIBI

I love real estate and everything surrounding the dream of homeownership. I am constantly updating my knowledge and staying up to date on real estate laws, market data, and housing trends. This education is passed on to my clients so that they understand every aspect of their own transactions.

My background in management and as an entrepreneur who has owned and mana...

Disclaimer: All information deemed reliable but not guaranteed.