

# Single Family Residence For sale

- 604 Melody Hill, Princeton, Texas 75071



## Basic Details

Property Type: **Single Family Residence**

Listing Type: **For sale**

MLS Number: **20695754**

Price: **\$323,533**

Bedrooms: **3**

Bathrooms: **2**

Year Built: **2024**

Acreage: **0.11 Acre**

## Address Map

Country: **USA**

State: **TX**

County: **Collin**

City: **Princeton**

Subdivision: **Eastridge**

Zipcode: **75071**

Street: **Melody Hill**

Street Number: **604**

Floor Number: **0**

## Features

✓ Heating System: **Central, Electric, Energy Star Qualified Equipment**

✓ Fence: **Wood**

## Additional Info

✓ Utilities: **City water, City sewer, Underground utilities, Individual water meter, Concrete, Individual gas meter**

✓ Architectural Style: **Traditional**

Association Fee: **\$780**

Association Fee Frequency: **Annually**

✓ Community Features: **Club house, Community pool, Park, Playground, Jogging path/bike path**

Longitude: **W97° 28' 44.5"**

Latitude: **N33° 13' 48.9"**

Elementary **Webb**

School Name:

✓ Interior Features: **Cable tv available, Decorative lighting, High speed internet available, Smart home system**

✓ Flooring: **Carpet, Ceramic tile**

High School **Mckinney North**

Name:

List Agent Full **Patrick Mcgrath**  
Name:

List Office **Meritage Homes**  
Name: **Realty**

Matrix Modified  
DT:

Middle School **Johnson**  
Name:

Parcel Number: **NA**

✓ Parking Features: **Garage, Garage Single Door**

School District: **Mckinney isd**

Property Type: **Residential**

✓ Roof: **Composition**

Status: **Active**

Structural Style: **Single detached**

SQFT Gross: **0 Sqft**

SQFT Lot: **4,791.60 Sqft**

Street Suffix: **Drive**

Number Of **0**  
Parking Spaces:

Fireplace: **0**

Garage: **0**

Agent [Info](#)

---



Pam Matlock

 <http://pammatlock.com/>

 469-269-0PAM

 pam@pammatlock

