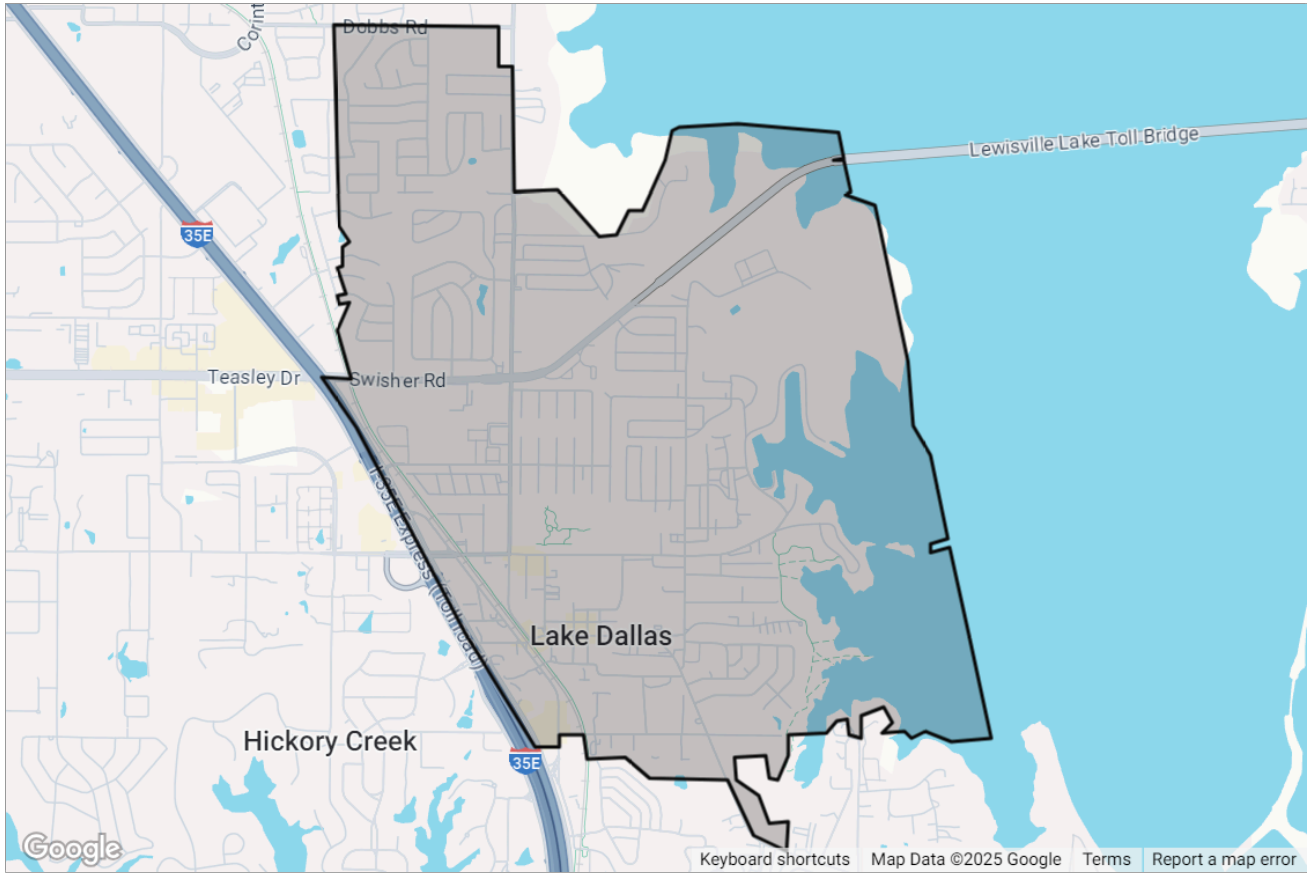


MARKET ACTIVITY REPORT

Lake Dallas, Texas



Presented by
David Peet | Sales Agent
Texas Real Estate License: 0634691

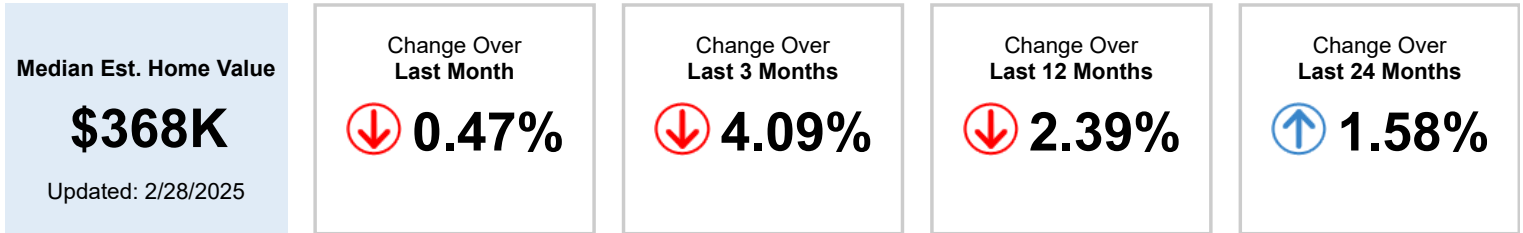


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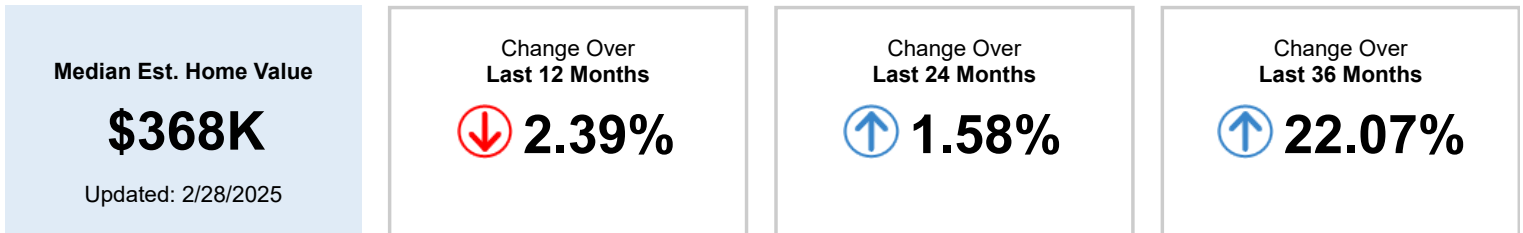
Lake Dallas, Texas

Market Snapshot: Estimated Home Values



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 **SFR** data.

Market Snapshot: 12-Month Change in Estimated Value







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 **SFR** data.

Market Snapshot: Concentration of Distressed Properties







About this data: The metrics displayed here reflect distressed property counts (listings and public records) for **SFR** as of 3/18/2025.

Market Snapshot: Sales Price

Median Sales Price \$295K Updated: 2/28/2025	Change Over Last Month  10.82%	Change Over Last 3 Months  13.05%	Change Over Last 12 Months  17.44%	Change Over Last 24 Months  23.28%
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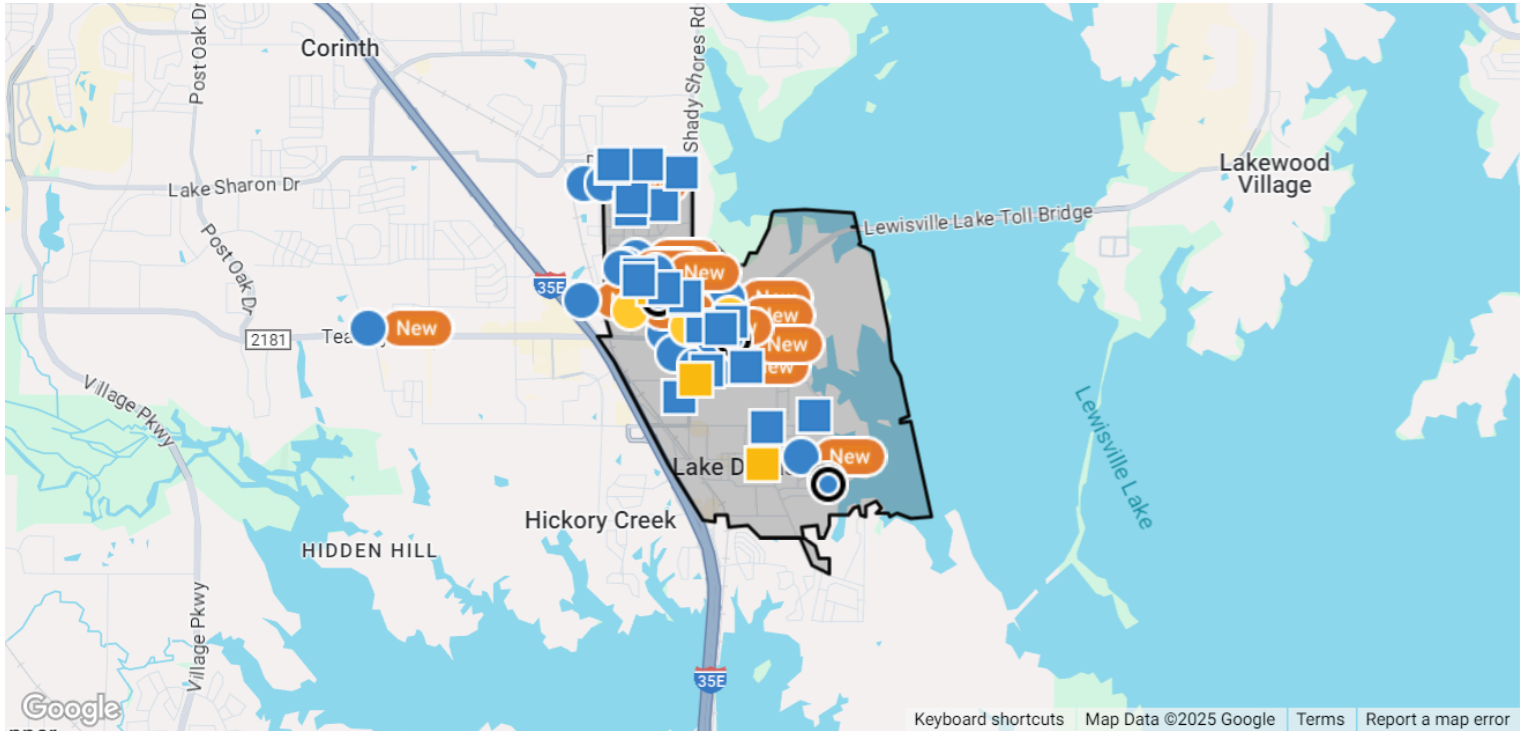
About this data: The Metrics displayed here reflect median sales price for **SFR** using **MLS listing** data.

Market Snapshot: List Price




Median List Price \$377K Updated: 2/28/2025	Change Over Last Month  6.97%	Change Over Last 3 Months  1.31%	Change Over Last 12 Months  0.73%	Change Over Last 24 Months  0.93%
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About this data: The Metrics displayed here reflect median list price for **SFR** using **MLS listing** data.

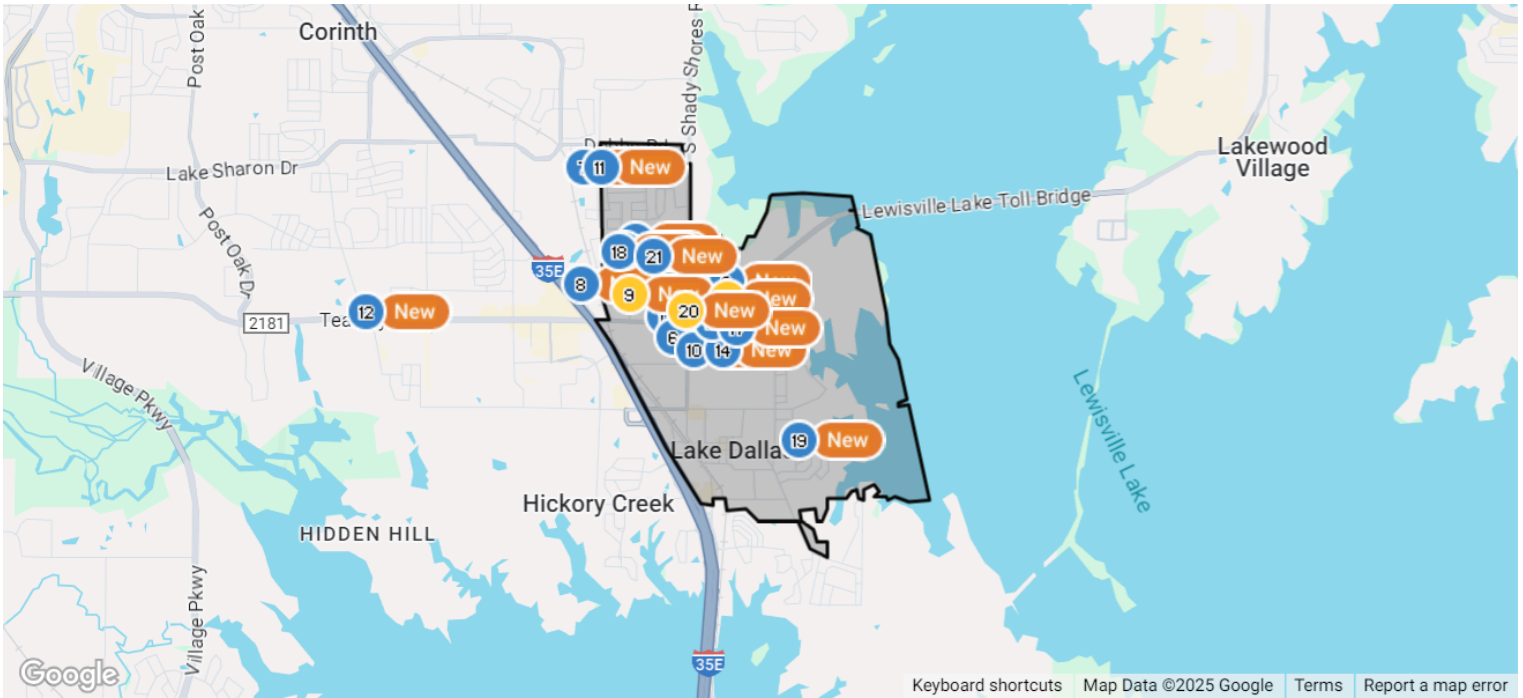
Market Activity Summary Stats





Search Criteria | **Location:** Lake Dallas, Texas; **Date:** Changes in the Last 3 Months; **Transaction Types:** For Sale, For Lease; **Change Types:** New Listings, Pending, Closed, Distressed; **Property Types:** Single Family; **Beds:** 3 – No Max; **Baths:** 2 – No Max; **Maximum Properties per Change Type:** 50; **Sort Order:** Recently updated

	 New Listings	 Pending	 Closed
Number of Properties	21	4	23
Low Price / Value	\$1,895	\$267,900	–
Median Price / Value	\$395,000	\$424,950	\$334,000
High Price / Value	\$579,900	\$670,000	\$435,000
Average Price / Sq. Ft.	\$184	\$199	\$161
Median Price / Sq. Ft.	\$206	\$202	\$194
Average Days in RPR	30	83	67
Median Days in RPR	21	83	45
Total Volume	\$7,406,934	\$1,787,800	\$6,439,925





Lake Dallas, Texas





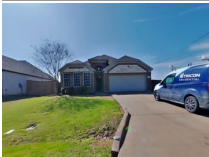

New Listings: 21

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>1 ● Active • New, Active: 2/25/2025 <i>MLS ID: 20851409</i></p> <p>5508 Bishop Ct</p> <p>Beautiful Single-Story Home with 3 Bedrooms and 2 Bathrooms. Discover this stunning one-story home featuring 3 spacious bedrooms, 2 bathrooms, and an attached front-facing garage. Unwind in the expansive living room, complete with a cozy fireplace - perfect for relaxing evenings. The kitchen boasts ample cabinet storage and generous countertop space, ideal for meal prep and entertaining. Retreat to the oversized master bedroom or enjoy the outdoors on the covered patio. Conveniently located within walking distance of Lake Dallas Middle School and just minutes from Swisher Road for easy commuting. This home is a must-see - don't miss out! Home will be available to tour Tuesday, 2-25-25. Text agent with any questions.</p> <p><i>Listing Courtesy of Coldwell Banker Apex, REALTORS</i></p>	Single Family	3/2	1,398 sq ft	6,490	1976	2/25/2025	\$299,000	\$214
 <p>2 ● Active • New, Active: 3/12/2025 <i>MLS ID: 20866841</i></p> <p>527 Mattie Ln</p> <p>Located just a short walk to Lewisville Lake and Lakeview Marina, this beautifully updated 4 bedroom, 2.5 bath home offers warmth and style. The renovated kitchen is a standout, featuring stainless steel appliances, a new stove and microwave, custom cabinetry, and a cozy breakfast nook. Enjoy the inviting open living space designed for relaxation and entertaining with vaulted ceilings, built-in bookshelves, stone fireplace with gas insert, and a distinctive mantle. Additional highlights include plantation shutters, generous storage space, and gorgeous hardwood floors. Step outside, to a patio with cedar pergola overlooking a spacious yard, ideal for outdoor gatherings. Don't miss out on owning this exceptional home!</p> <p><i>Listing Courtesy of Coldwell Banker Realty</i></p>	Single Family	4/3	1,864 sq ft	7,187	2004	3/12/2025	\$395,000	\$212





New Listings: 21 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>3 ● Active • <i>New, Active: 3/4/2025</i> <i>MLS ID: 20837640</i></p> <p>502 Jefferson Ln</p> <p>Stunning 2 story with 4 beds, 2.5 baths in sought after lake Dallas ISD!! This home is a must see, with ample space for your family and friends including a game loft area and theatre room with screen projector and speakers staying with property. The open floor plan and wall of windows in the living room make it bright and inviting. Step outside to your backyard oasis with a relaxing spa pool and hot tub. Take advantage of close proximity to dining, shops, schools and Lake Lewisville. Roof is only 2 years old. Make your appointment today!</p> <p><i>Listing Courtesy of RE/MAX DFW Associates</i></p>	Single Family	4/3	3,145 sq ft	5,706	2008	3/4/2025	\$510,000	\$162
 <p>4 ● Active • <i>New, Active: 3/14/2025</i> <i>MLS ID: 20862010</i></p> <p>507 Mattie Ln</p> <p>Charming Corner-Lot brick home just minutes from Lake Lewisville. This beautifully maintained home offers a spacious open floor plan. Features 3 bedrooms, 2 baths, formal dining and bonus room. The darling kitchen is perfect for entertaining, boasting granite countertops, white cabinetry, stainless steel appliances (range and dishwasher 2025), a breakfast bar, and a nook. The living area is warm and inviting with wood floors, a wood-burning fireplace, crown molding, and plenty of natural light. Relax in the primary suite, which offers extra space for an office or sitting area, a walk-in closet, double sinks, a garden tub, and a tiled shower. Step outside to enjoy your private backyard oasis, complete with an oversized patio and pergola??perfect for entertaining. Conveniently located near I-35, shopping, dining, and more, this home has it all. Make this one yours today!</p> <p><i>Listing Courtesy of Ebby Halliday, REALTORS</i></p>	Single Family	3/2	2,063 sq ft	8,624	2006	3/14/2025	\$425,000	\$206
 <p>5 ● Active • <i>New, Active: 3/11/2025</i> <i>MLS ID: 20860169</i></p> <p>213 Pembroke St</p> <p>This one story home features an open floor plan that takes advantage of parklike views from all the important rooms. Walk into the living room to a wall of windows that view out to the peaceful yard that rolls gradually down to the tree lined creek. The Family room opens to a deck that runs the length of the kitchen and family room, down to the sliding glass doors at the primary bedroom. A handsome fireplace, open on 2 sides, warms the family room and the dining area. Built-in shelves house the TV and equipment with display space for decor. The kitchen has travertine tile floors and gorgeous granite counters. There is so much countertop work space and cabinet storage in this kitchen and a built in planning station with cookbook storage, as well. The breakfast bar will seat up to 6 people. A split bedroom plan offers privacy to the primary bedroom with access to the deck and views of the beautiful yard. The bath has a large soaking tub and separate shower plus a large walk in closet. The home is close to all the fun summer activities of Lake Lewisville, that can be seen in the drone videos plus I35 taking you to Denton and UNT or Lewisville and Dallas. Swisher takes you to 2499 straight down to DFW airport. There is great dining and so many fun activities associated with being close to the 2 University city and the county capital of Denton. Buyer will need to purchase a new survey for this property. All information is deemed reliable but not guaranteed. Buyer and Buyer's Agent to verify all information contained in this listing including square footage, size of room measurements, schools, taxes and utilities and measurement. Don't hesitate to call listing agent if needed!</p> <p><i>Listing Courtesy of RE/MAX DFW Associates</i></p>	Single Family	3/2	1,966 sq ft	21,257	2001	3/11/2025	\$395,000	\$201
 <p>6 ● Active • <i>New, Active: 3/14/2025</i> <i>MLS ID: 20870659</i></p> <p>5406 Princess Ct</p> <p>Look no more!! This open-concept home has several renovations throughout the property. This home is spacious along with a covered patio; perfect for cookouts and recreation activities for you and your family to enjoy. The property is in pristine condition and only minutes from restaurants, shopping centers, schools and restaurants. Lets schedule your tour today!!!</p> <p><i>Listing Courtesy of Decorative Real Estate</i></p>	Single Family	3/2	1,415 sq ft	6,490	1977	3/14/2025	\$330,000	\$233






New Listings: 21 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>7 ● Active • <i>New, Active: 3/13/2025</i> <i>MLS ID: 20842090</i></p> <p>340 Ashley Oak Ln</p> <p>Single Family 4/3 2,156 sq ft 7,013 1995 3/13/2025 \$424,900 \$197</p> <p>This unique property is sure to please with all the latest design features. Inside you will find 4 bedrooms, 2.5 baths and a backyard ready for entertaining. Conveniently located 3 houses from the community park and only a quick walk to Shady Shores Elementary. Upon entering you are welcomed with loads of charm and natural light. The interior color scheme is both stylish and neutral to accommodate various decor. The kitchen is equipped with a gas stovetop, beautiful light cabinets and stunning white countertops. In the living room you will find an open living space that connects the breakfast nook and kitchen. This space allows everyone to still engage no matter if you are cooking, eating or watching TV. Be ready to cozy up next to this beautiful fireplace during those cooler months. Primary bedroom is located downstairs with an ensuite that has double sinks, stand up shower and separate tub large enough to soak in after a long day. Upstairs you will find 3 additional bedrooms, a full bathroom and a large flex space. Prepare to be wowed by this customized backyard. A \$13K pet-friendly synthetic turf was installed to prevent the need for seasonal mowing. Now you can avoid the annoying grass trimmings in your pool. An \$8K one-of-a-kind outdoor Patio Pavillion 30' X 8' was built to provide a covered entertaining space and provides additional shade and cooling of the pool in the warmer months. This sparkling saltwater pool is the perfect place to relax in those summer months. In 2024 a new Pool pump enclosure and a saltwater chlorinator was installed. The owners extended the wood fencing along the west side of the property as another upgrade to the backyard. The fence expansion also provided additional privacy at the bathroom window. As a cherry on top the exterior paint that was completed in 2024 to really help this home stand out and show off. All information is deemed to be accurate and true but buyer and buyer's agent to verify all information.</p> <p><i>Listing Courtesy of Fathom Realty, LLC</i></p>								
 <p>8 ● Active • <i>New, Active: 2/6/2025</i> <i>MLS ID: 20834763</i></p> <p>313 Wallford Ln</p> <p>Single Family 4/3 2,166 sq ft 8,581 2001 2/6/2025 \$434,990 \$201</p> <p>Welcome to 313 Wallford Ln, a beautifully updated well maintained 4-bedroom, 2.5-bath home in Lake Dallas, TX, home to one of the best school districts in the metroplex. The bright, open kitchen features stainless steel appliances, granite countertops, a chic tile backsplash, and ample cabinet space. Two spacious living areas on the main floor provide flexibility for entertaining and everyday living. Upstairs, the primary suite includes a private bath, while three additional bedrooms offer comfort and space. Situated on an 8,581 sq. ft. lot, the backyard provides plenty of room for outdoor activities. Conveniently located near schools, parks, and shopping, this move-in-ready home is a fantastic opportunity.</p> <p><i>Listing Courtesy of Only 1 Realty Group Dallas</i></p>								
 <p>9 ● Active • <i>New, Active: 3/10/2025</i> <i>MLS ID: 20866407</i></p> <p>116 Hillcrest St</p> <p>Single Family 3/2 1,896 sq ft 1,896 2015 3/10/2025 \$2,599 mo. \$1</p> <p>Experience the Perfect Blend of Comfort and Convenience. This exquisite home features 3 spacious bedrooms, 2 modern bathrooms, and approximately 1,896 square feet of thoughtfully designed living space. Enjoy a low maintenance lifestyle in a vibrant, welcoming community. Professionally managed and meticulously maintained by Tricon Residential, this home provides the highest standard of single family rental living. Indulge in the best because you deserve it!</p> <p><i>Courtesy of Tah Texas Services, LLC</i></p>								
 <p>10 ● Active • <i>New, Active: 1/6/2025</i> <i>MLS ID: 20809578</i></p> <p>5311 Kings Manor Dr</p> <p>Single Family 3/2 1,568 sq ft 6,490 1976 1/6/2025 \$340,000 \$217</p> <p>We are Back in the Market due to financing problems. Visit 5311 Kings Manor Dr, it is a beautifully updated gem in the heart of Lake Dallas, Texas. This 3-bedroom, 2-bathroom home seamlessly blends style and functionality, featuring spacious bedrooms, elegantly remodeled bathrooms, and a stunning upgraded kitchen with quartz countertops and stainless steel appliances. The large backyard offers endless possibilities for relaxation, entertainment, and creating lasting memories. This home is a perfect blend of comfort and modern living—schedule your tour today!</p> <p><i>Listing Courtesy of Encore Fine Properties</i></p>								



New Listings: 21 (cont.)

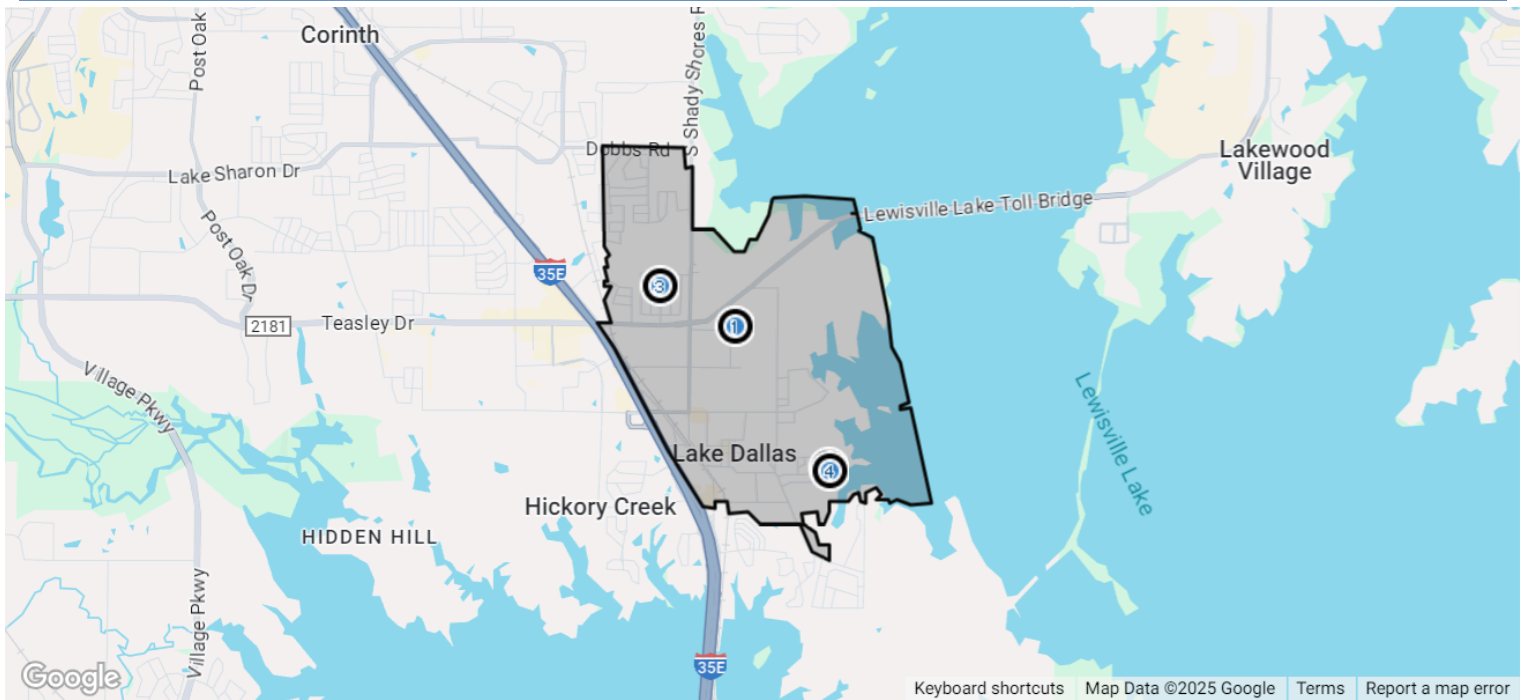
	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	11 ● Active *New, Active: 2/9/2025 MLS ID: 20840172	Single Family	4/3	2,214 sq ft	7,100	1995	2/9/2025 \$399,000	\$180
<p>322 Ashley Oak Ln</p> <p>BUYER BACKED OUT DUE TO FINANCING!!! This MOVE-IN READY 4 bed, 3 bath SPACIOUS home with 2 living areas and an OFFICE is conveniently located in the heart of Lake Dallas, only minutes away from local shopping and dining options. This CHARMING property has NEW flooring, NEW windows, an UPGRADED Primary bath and a beautiful NEW fireplace! It has an open-concept kitchen, dining and living space and has a PERFECT yard for entertaining family and friends! Lake Dallas is known for its SCENIC PARKS and recreational opportunities, with Willow Grove and River Oaks park minutes away! Come see it today, it won't last long!</p> <p><i>Listing Courtesy of Camino Real Estate</i></p>								
	12 ● Active *New, Active: 2/20/2025 MLS ID: 20850552	Single Family	4/3	2,532 sq ft	6,969	2023	2/20/2025 \$579,900	\$229
<p>129 Lennon Dr</p> <p>TO SETTLE ESTATE...WELCOME HOME TO THIS LIKE NEW HOME BUILT BY TRI POINTE HOMES IN EVER SO POPULAR LENNON CREEK ADDITION. SPECTACULAR FLOOR PLAN AND DESIGN THAT MARKS ALL THE BOXES IN THIS 1 STORY 4 BEDROOM 2.5 BATH WITH SPLIT BEDROOM DESIGN, 3 CAR TANTUM GARAGE, STORAGE GALORE, UPGRADES GALORE AND MORE....BE MESMERIZED BY THE CHARM AND DECLARE IT HOME BEFORE ITS GONE. MOVE FAST! WON'T LST!</p> <p><i>Listing Courtesy of EBS Realty</i></p>								
	13 ● Active *New, Active: 1/13/2025 MLS ID: 20816314	Single Family	4/3	1,789 sq ft	12,196	2022	1/13/2025 \$492,500	\$275
<p>215 Addison St</p> <p>Pristine like new one story construction home is move-in ready just a few mins away from Lewisville Lake. This beautiful property offers over 1,700 Sq Ft of living space, 4 bedrooms, 2.5 restrooms, open concept with quartz kitchen counter tops and neutral warm colors throughout the floor plan. This home is seating on a .27 acre lot and offers lots of natural light, trees, and an enclosed swimming pool. The property is located 20 mins away from the DFW International Import, easy access to I-35, 6 mins from Lake Lewisville and just 10 mins away from Hwy 121. Don't miss this opportunity to own a brand new home in Lake Dallas, Tx.</p> <p><i>Listing Courtesy of RE/MAX Trinity</i></p>								
	14 ● Active *New, Active: 2/18/2025 MLS ID: 20847817	Single Family	3/2	1,374 sq ft	10,018	2016	2/18/2025 \$325,000	\$237
<p>304 Boliver Ave</p> <p>Welcome to 304 Boliver Ave, a charming single-family home nestled in a quiet area in the heart of Lake Dallas, Texas. Built in 2017, this modern residence offers 1,373 square feet of comfortable living space, featuring 3 bedrooms and 2 bathrooms. Next to an empty lot, and situated on a spacious 0.23-acre lot, the property provides ample outdoor space for relaxation and recreation. The home's contemporary design and open interior space makes it a perfect choice for those seeking a move-in-ready residence. Located in a friendly neighborhood, 304 Boliver Ave offers convenient access to local amenities, schools, and recreational facilities, making it an ideal place to call home in Lake Dallas.</p> <p><i>Listing Courtesy of REAL</i></p>								

New Listings: 21 (cont.)


	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
 <p>15 ● Active • <i>New, Active: 1/2/2025</i> <i>MLS ID: 20807056</i> 500 Mattie Ln</p>	Single Family	3/3	1,594 sq ft	6,795	2007	1/2/2025	\$400,000	\$251
<p>OPEN HOUSE POSTPONED UNTIL THE FOLLOWING SATURDAY DUE TO INCLEMENT WEATHER. NEW OPEN HOUSE DATE IS 1-18-2025. Discover this beautifully maintained 3-bedroom, 3-bathroom gem nestled near the shores of Lake Lewisville. Boasting a blend of charm and modern convenience, this home is perfect for families, entertainers, or anyone seeking a serene lifestyle. Warm up by the cozy brick fireplace, the perfect centerpiece for gatherings or quiet evenings. Features modern appliances, ample counter space, and a layout that makes cooking and entertaining a breeze. Three well-sized bedrooms, including a master suite with an en-suite bath and walk-in closet. The oversized backyard offers endless possibilities from gardening to barbecues or creating your dream outdoor oasis. Situated just minutes from Lake Lewisville, enjoy quick access to boating, fishing, and scenic trails. OPEN HOUSE POSTPONED UNTIL THE FOLLOWING SATURDAY DUE TO INCLEMENT WEATHER. NEW OPEN HOUSE DATE IS 1-18-2025.</p> <p><i>Listing Courtesy of Bennett Realty</i></p>								
 <p>16 ● Active • <i>New, Active: 2/11/2025</i> <i>MLS ID: 20842458</i> 504 Maverick Dr</p>	Single Family	4/3	2,995 sq ft	5,488	2008	2/11/2025	\$3,250 mo.	\$1
<p>Spectacular 4 bedroom 2 & one half bath home in Lake Dallas. Study on 1st floor could be 5th bdrm. Master down. 2 LA's and formal dining room. Separate utility room & walk in pantry. Garden tub, separate vanities .Granite counters fresh paint, new floor. 4 blocks from lake view marina. Close to I-35.</p> <p><i>Courtesy of American Propertunity LLC</i></p>								
 <p>17 ● Active • <i>New, Active: 2/5/2025</i> <i>MLS ID: 20836806</i> 529 Mattie Ln</p>	Single Family	4/3	1,755 sq ft	7,143	2004	2/5/2025	\$350,000	\$199
<p>Walk to the Marina!! This move in ready property has been well maintained and is ready for a new owner to enjoy. Great for boat owners or lake lovers, just a few minutes walk from the Lakeview Marina on Lewisville lake. With easy access to i35E, it will make getting to Denton, las colinas, or DFW airport quick and easy. Featuring granite counters, stainless steel appliances, gas fireplace, and a 1st floor primary suite with a great floor plan for a growing family. Don't miss out on this one, the property is priced to sell quickly!</p> <p><i>Listing Courtesy of BK Real Estate LLC</i></p>								
 <p>18 ● Active • <i>New, Active: 2/28/2025</i> <i>MLS ID: 20852115</i> 219 Addison St</p>	Single Family	4/2	2,066 sq ft	10,802	1996	2/28/2025	\$425,000	\$206
<p>Custom four bedroom home on private lot. Two separate eating and two separate living areas in this very open floorplan. Laminate flooring throughout. Boat or RV parking slab on west side of home near side door entry into garage. Covered patio in quiet backyard with sprinkler system. This home was been completely repainted (2023) with new flooring throughout (2023). Foundation work 2022. The interior is similar to a brand new home. Exceptional condition.</p> <p><i>Listing Courtesy of Lake Cities Realty</i></p>								
 <p>19 ● Active • <i>New, Active: 12/20/2024</i> <i>MLS ID: 20797574</i> 907 Lake Bluff Dr</p>	Single Family	4/3	2,495 sq ft	10,497	1997	12/20/2024	\$535,000	\$214
<p>HUGE PRICE reduction!!! Lake front lifestyle. Imagine waking up to breathtaking views of Lake Lewisville, greeted by spectacular sunrises and the soothing sounds of nature. This 4-bedroom, 2.1-bathroom residence is a haven for lake enthusiasts. With a spacious family and game room, a well-appointed kitchen, low-maintenance flooring, and two dining areas, it's perfect for both entertaining and relaxation. The primary suite is conveniently located on the ground floor. Unwind on your private two-story deck enjoying the sunset, walk to your boat, launch your kayak, or explore the walking trails adjacent to your nearly quarter-acre backyard. Indulge in exceptional birdwatching, fishing, and boating. The recently built storage shed conveys with the property. This picturesque retreat offers the perfect blend of tranquility and urban accessibility, conveniently located near DFW airport, shopping, and dining. Property backs to the U.S. Army Corps of Engineers.</p> <p><i>Listing Courtesy of RE/MAX Dallas Suburbs</i></p>								

New Listings: 21 (cont.)



	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	20 ● Active *New, Active: 3/5/2025 MLS ID: 20861776	Single Family	3/2	1,186 sq ft	6,708	1976	3/5/2025 \$1,895 mo.	\$2
<p>5513 Pawn Ct</p> <p>Nicely updated three bedroom, two bath, one-story home in Lake Dallas! Lots of countertop space in the kitchen, including built-in desk. All hard surface flooring throughout for easy cleaning. Large shaded back yard with storage shed. Washer and dryer included. Close to Swisher and I-35E entertaining-shopping-dining options.</p> <p><i>Courtesy of Denton County Property Mgmt, Inc</i></p>								
	21 ● Active *New, Active: 2/28/2025 MLS ID: 20857430	Single Family	3/2	1,562 sq ft	8,799	2003	2/28/2025 \$338,900	\$217
<p>529 N Shady Shores Dr</p> <p>Completely renovated three bedroom two bath home. All new interior! New LVP flooring, new carpet in bedrooms. Quartz countertops in both kitchen and bath with undermount sinks. New stainless dishwasher, glass top stove and hood vent. New tile showers with steel and enamel tubs. New paint on all cabinets. New interior paint. New light fixtures. All bedrooms wired for ceiling fans. Exterior trim freshly painted. Convenient location, close to services, yet quiet neighborhood. Large fenced yard, extra built in storage, nice sized laundry. Full masonry fireplace and chimney. Lake Dallas ISD, Shady Shores elementary. Turn key ready for move in!</p> <p><i>Listing Courtesy of THE MARTINO GROUP</i></p>								

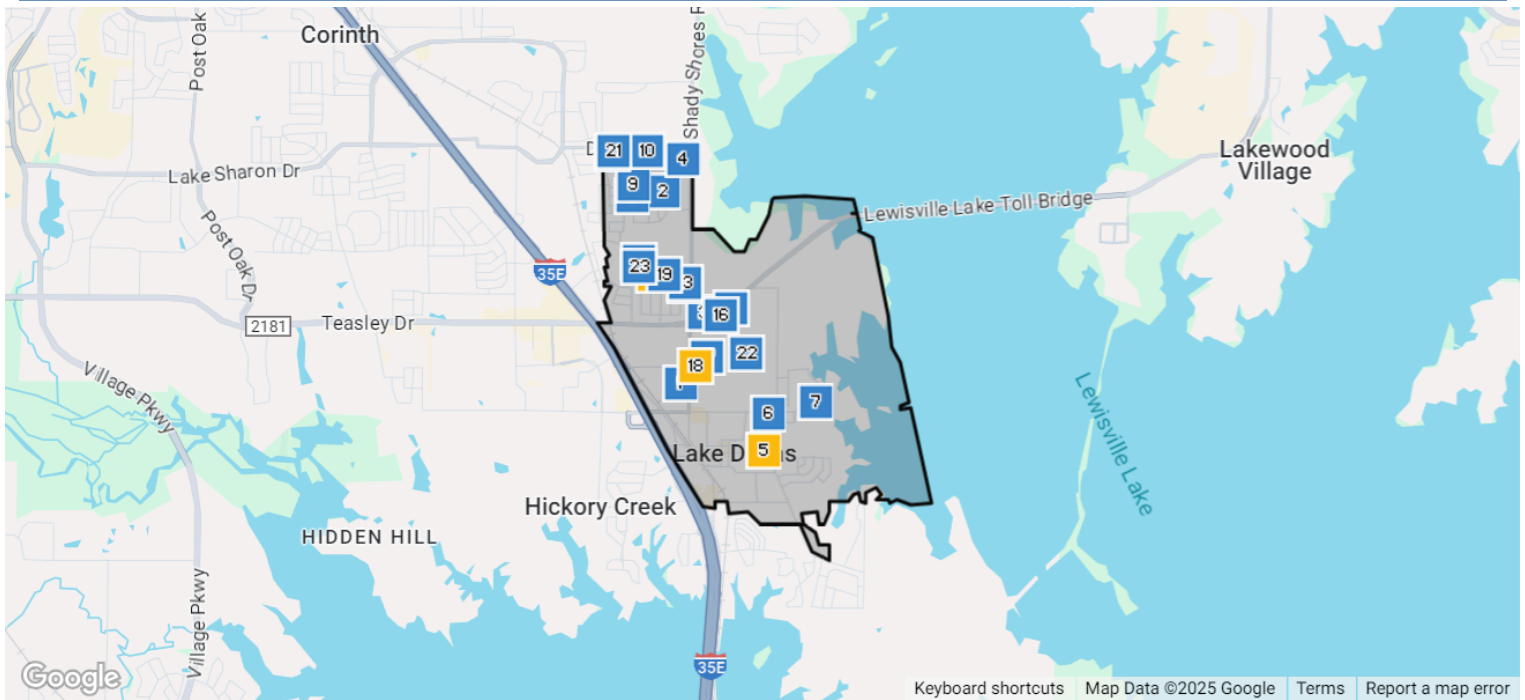


Pending: 4

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
 <p>1 Pending • Pending as of 3/17/2025 <i>MLS ID: 20765153</i></p> <p>5418 Kings Manor Dr</p> <p>Make it your Castle in Kings Manor!!! This spacious three bedroom and two bath home is neutral in design-color and professionally cleaned! New garage door 11-2024. This Gem has had some updates in recent years with double oven, tile, glass backplash, painted cabinets, ceramic tile in all the wet areas, all hard surface floors throughout. Large living area has a wood burning fireplace, and cathedral ceiling. light and bright all over, covered patio for entertaining and endless possibilities in the fenced backyard!!! Priced to sell today!!!!</p> <p><i>Listing Courtesy of Southwest Realty Advisors, LLC</i></p>	Single Family	4/2	1,450 sq ft	7,274	10/28/2024	\$267,900	3/17/2025	\$185
 <p>2 Pending • Pending as of 3/13/2025 <i>MLS ID: 20834988</i></p> <p>902 Vista Oaks Ct</p> <p>This spacious home in Lake Dallas is bursting with potential and ready for your personal touch! Boasting a solid structure and a generous layout, it offers endless possibilities. The living room features soaring ceilings and abundant natural light from numerous windows. Multiple living areas provide flexibility for a media room, office, game room, or additional lounge space. Outside, enjoy a covered patio, built-in grill area, and an in-ground gunite swimming pool with a spa. The remaining yard space is a blank canvas for creating your dream outdoor oasis. Enjoy leisurely walks and jogs on the trails that start at the end of the cul-de-sac. Priced to sell? don't miss out on this fantastic opportunity!</p> <p><i>Listing Courtesy of Better Homes & Gardens, Winans</i></p>	Single Family	5/4	3,564 sq ft	10,541	2/12/2025	\$505,000	3/13/2025	\$142

Pending: 4 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
 <p>3 Pending <i>• Pending as of 3/7/2025</i> <i>MLS ID: 20768377</i> 511 Ridgewood St</p>	Single Family	3/2	1,570 sq ft	9,583	11/7/2024	\$344,900	3/7/2025	\$220
<p>All freshened up and ready for new owners! Three bedroom, two bathroom home has split secondary bedrooms. New paint inside and outside, new garage door that also has an electric opener, new carpeting inside. Ceramic tile in kitchen and nook areas as well as bathrooms. New vinyl in the separate utility room. Recent foundation work has transferable warranty. Very nice back yard with trees. Priced to sell quickly.</p> <p><i>Listing Courtesy of Lake Cities Realty</i></p>								
 <p>4 Pending <i>• Pending as of 3/3/2025</i> <i>MLS ID: 20851400</i> 906 Vista Oaks Ct</p>	Single Family	4/3	2,703 sq ft	18,730	2/21/2025	\$670,000	3/3/2025	\$248
<p>A stunning home situated in a cul-de-sac, offering the perfect blend of tranquility and convenience. This home has been remodeled with impeccable taste and attention to detail that exudes a sense of modern elegance. This home is just a short walk away from the picturesque lake Dallas. This property boasts of its outstanding outdoor living space with a large and spacious covered patio with a massive deck on the side, surrounded by lush greenery and cozy fire pit perfect for relaxation. This Home combines the best of both worlds: a prime location within a walking distance to the lake, a recently remodeled interior and exterior, a tranquil cul-de-sac setting, outdoor living space with a fire pit, a fully air-conditioned shed that could serve as a workspace, a hobby room or simply extra storage space, excellent schools and easy access to the highway. It's a dream home that offers a perfect balance of comfort, convenience and natural beauty.</p> <p><i>Listing Courtesy of Keller Williams Realty-FM</i></p>								



Closed: 23

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
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1 Closed • Sold Date: 3/17/2025, MLS Listing 20798669: 12/16/2024 MLS ID: 20798669

528 Beck Ave Single Family 4/2 1,940 sq ft 13,416 1958 3/17/2025 \$355,000 \$183





Charming Fully Renovated Home. Welcome to 528 Beck Avenue, a beautifully updated home nestled in the heart of Lake Dallas, TX. This charming property combines modern upgrades with a cozy, inviting atmosphere, making it the perfect place to call home. Spacious Layout: This home boasts 4 bedrooms and 2 bathrooms, offering plenty of space for family living or entertaining guests. Modern Upgrades: Enjoy a completely remodeled interior featuring new flooring, fresh paint, updated light fixtures, and stylish finishes throughout. Gourmet Kitchen: The kitchen has been thoughtfully redesigned with granite countertops, new cabinets, stainless steel appliances, and ample storage space—perfect for cooking and hosting. Comfortable Living Spaces: A bright and open living area creates a warm and inviting environment, ideal for relaxing or entertaining. Beautiful Bathrooms: Both bathrooms feature modern vanities, updated fixtures, and a clean, contemporary design. Large Fenced Backyard: The private, fenced-in yard offers plenty of space for outdoor activities, gardening, or entertaining under the Texas sky. New Systems: Enjoy peace of mind with recent upgrades including a new HVAC system, roof, and energy-efficient windows. Prime Location: Located in the desirable Lake Dallas community, this home is conveniently close to: Lake Lewisville for boating, fishing, and outdoor recreation. Local schools, parks, and community amenities. Nearby shopping, dining, and major highways for easy commuting. This turnkey property is perfect for families, first-time homebuyers, or investors looking for a move-in-ready home in a fantastic location. Don't miss your chance to own this beautiful home in Lake Dallas! **Schedule a showing today and make 528 Beck Avenue your new address!**

Courtesy of WILLIAM DAVIS REALTY FRISCO





Closed: 23 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
 <p>2 Closed *Sold Date: 2/24/2025, MLS Listing 20820074: 1/17/2025 <i>MLS ID: 20820074</i></p> <p>734 Winding Oak Bnd</p> <p>Step into the charm and potential of this inviting 3-bedroom, 2-bathroom home nestled in the heart of Lake Dallas. With 1,734 square feet of well-designed living space, this property offers a fantastic foundation to create your dream home. The interior showcases beautiful hardwood floors that bring warmth and character to every room, complemented by freshly painted walls that add a clean and modern touch. The spacious bedrooms and functional layout provide ample room for relaxation, entertaining, or working from home. Outside, you'll find a generously sized, fully fenced backyard that's perfect for pets, gardening, or family gatherings. An outdoor shed offers additional storage or the opportunity for a creative workspace. The yard is an excellent blank canvas for transforming into your own outdoor oasis. While this home may need some light TLC to truly shine, its potential is undeniable. Whether you're a first-time homebuyer looking for an affordable option or an investor seeking a property with value-adding opportunities, this home is a must-see. Conveniently located in a peaceful neighborhood, it offers proximity to schools, parks, shopping, and all the best that Lake Dallas has to offer. Don't miss out on this opportunity to own a property with so much promise. With its great features, desirable location, and room for personalization, this home is ready to welcome its new owner. Schedule your showing today and start envisioning the possibilities.</p> <p><i>Courtesy of Worth Clark Realty</i></p>	Single Family	3/2	1,734 sq ft	6,795	1995	2/24/2025	\$287,000	\$166
 <p>3 Closed *Sold Date: 2/24/2025, Public Record <i>MLS ID: -</i></p> <p>5515 Knights Ct</p> <p>—</p>	Single Family	3/2	1,458 sq ft	6,416	1976	2/24/2025	—	\$211
 <p>4 Closed *Sold Date: 12/19/2024, MLS Listing 20786837: 11/27/2024 <i>MLS ID: 20786837</i></p> <p>209 Briarwood Ln</p> <p>Good as New With Tons of Upgrades! Sweet & Cozy 4 bedroom, 3 Full Bath Complete With Man Cave Dream Garage! Upgrades In Garage Alone Include Full Insulation With Split Unit, Led Lighting, Extra Outlets, Epoxied Floor, Water Line for Fridge and Cabinetry for Storage. Inside Upgrades Include New Satin Paint Throughout, All 3 Showers With Upgraded Tile, Mirrors and Lighting. Utility Sink and Dedicated 20amp Outlet in Laundry Room For Freezer. Additional Lighting Added in Hallways and Above Island In Kitchen. Upgraded Fixtures and Fans Throughout. Outdoor Upgrades Include Lighting in Front, Extended Patio and Walkway on Side of House, Backyard Landscaping and Solar Lighting. Over \$28K Spent! Centrally Located With Easy Access to I35. Lake Lewisville is Next Door! Shady Shores Boat Ramp Only Minutes Away. Other Nearby Parks With Lake Access Include Westlake Park, Hickory Creek Park and Little Elm Beach! Close Proximity To All The Conveniences and Shopping Offered In Nearby Denton!</p> <p><i>Courtesy of Great Western Realty</i></p>	Single Family	4/3	2,057 sq ft	5,749	2022	12/19/2024	\$411,000	\$200
 <p>5 Closed *Leased Date: 1/8/2025, MLS Listing 20797195: 12/13/2024 <i>MLS ID: 20797195</i></p> <p>505 Betchan St</p> <p>Take a look at this charming Lake Dallas home. Built in 2019, open floor plan, split bedrooms, with a POOL! There is vinyl flooring throughout and brand new carpet in the bedrooms. The kitchen has a large eat in island, granite countertops, and full size pantry. Enjoy the covered patio overlooking the spacious backyard and pool. Pool maintenance is included. This property also comes with the kitchen refrigerator, washer, & dryer!</p> <p><i>Courtesy of RE/MAX Trinity</i></p>	Single Family	4/2	1,900 sq ft	9,060	2019	1/8/2025	\$3,250 mo.	\$2





Closed: 23 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
 <p>6 Closed *Sold Date: 3/6/2025, MLS Listing 20790690: 12/4/2024 MLS ID: 20790690</p> <p>510 Highpark Ct</p> <p>Step into a world of elegance with this stunning property that boasts a host of desirable features. The living room's inviting fireplace is complemented by a neutral color paint scheme, which has been freshly applied throughout the interior. The kitchen is a chef's delight, equipped with all stainless steel appliances and an accent backsplash adding a touch of sophistication. The primary bathroom is a haven of relaxation with double sinks and a separate tub and shower. Step outside to find a patio perfect for entertaining and a fenced in backyard providing privacy. This property is more than a house; it's a lifestyle. This home has been virtually staged to illustrate its potential.</p> <p><i>Courtesy of Opendoor Brokerage, LLC</i></p>	Single Family	3/2	1,557 sq ft	4,356	2013	3/6/2025	\$342,000	\$220
 <p>7 Closed *Sold Date: 2/7/2025, MLS Listing 20723113: 9/6/2024 MLS ID: 20723113</p> <p>717B Glen Rhea Dr</p> <p>This 3 Bedroom, 2 Full Bath home in Lake Dallas has laminate flooring from entry and throughout kitchen and dining room. Living room features vaulted ceiling, gas or wood burning fireplace and access to backyard and covered deck. Kitchen includes built-in microwave, dishwasher, refrigerator, gas stove and is open to dining room. Master bedroom features vaulted ceilings and spacious walk-in closet. Large laundry room with separate entrance from carport. Fresh paint throughout and new carpet in bedrooms. Roof, water heater and AC all replaced within last few years! Walking distance to Willow Grove Park Trail, Lake Lewisville lookout and so much more! Lots of privacy as the road does not allow thru traffic.</p> <p><i>Courtesy of Southernlifeliving.com</i></p>	Single Family	3/2	1,254 sq ft	4,268	1993	2/7/2025	\$250,000	\$199
 <p>8 Closed *Sold Date: 1/30/2025, MLS Listing 20787139: 11/26/2024 MLS ID: 20787139</p> <p>729 Black Walnut Dr</p> <p>Move-In ready home in highly sought after Thousand Oaks Community! This LIGHT and BRIGHT home features fresh paint and new floors throughout with NO CARPET. The spacious living room is open to the kitchen and features a fireplace and lots of natural sunlight. The kitchen offers plenty of cabinets for storage and an eat-in dining area. The formal dining room is located at the front of the home and can be used as an office. You will love the split bedrooms. The large primary suite offers an ensuite bath with a large garden tub, separate shower, and spacious walk in closet. Enjoy two additional bedrooms and a bathroom. The exterior is freshly painted and features a nice sized backyard. Come see this beauty today.</p> <p><i>Courtesy of The Vibe Brokerage, LLC</i></p>	Single Family	3/2	1,585 sq ft	7,274	1997	1/30/2025	\$327,000	\$206
 <p>9 Closed *Sold Date: 2/28/2025, MLS Listing 20819788: 1/17/2025 MLS ID: 20819788</p> <p>739 Black Walnut Dr</p> <p>Spacious 5-Bedroom Home with Office and Expansive Backyard in Lake Dallas, Texas! Nestled in the charming community of Thousand Oaks, this beautiful property situated on .27 acres offers updates, comfort, functionality, and neutral tones. Updates include 2025 carpet, 25 interior paint with popcorn removal, 25 bath fixtures, 25 fence repairs and paint, 19 downstairs and 24 upstairs evaporator coil, 18 roof and gutters, and 18 RV 30 amp hook up. Step into the heart of the home, where you'll find a well-appointed kitchen with SS appliances including refrigerator and plenty of counter top space. The living area is open and bright, ideal for entertaining or relaxing after a long day. The thoughtfully designed layout features a primary downstairs suite downstairs with other bedrooms upstairs complete with a Jack and Jill bathroom, providing convenience and privacy for family or guests. Each bedroom offers ample closet space and natural light. Outside, the large backyard is a true gem! Whether you envision hosting BBQs, creating a garden, or enjoying quiet evenings under the Texas sky, this outdoor space offers endless possibilities. Located in the Lake Dallas community, this is a serene, suburban lifestyle with easy access to local parks, and Lake Lewisville for outdoor recreation. Plus, the convenience of nearby shopping, dining, and major highways makes this home a perfect blend of tranquility and accessibility.</p> <p><i>Courtesy of Loves Realty</i></p>	Single Family	5/4	2,760 sq ft	11,979	1996	2/28/2025	\$435,000	\$158





Closed: 23 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
 <p>10 Closed * Sold Date: 3/5/2025, MLS Listing 20721723: 9/5/2024 MLS ID: 20721723</p> <p>312 Chestnut Dr</p> <p>Single Family 4/2 1,734 sq ft 8,825 1996 3/5/2025 \$365,000 \$210</p> <p>Welcome to this charming property! It features a cozy fireplace for chilly evenings and a neutral color scheme with fresh interior paint for a serene atmosphere. The kitchen boasts a modern island, ideal for entertaining. The primary bedroom includes a spacious walk-in closet, and the primary bathroom offers a separate tub and shower. Outside, enjoy the patio overlooking a private in-ground pool in a fenced backyard. New flooring and fresh exterior paint add to the home's appeal. This property is a true gem waiting to be discovered. This home has been virtually staged to illustrate its potential.</p> <p><i>Courtesy of Opendoor Brokerage, LLC</i></p>								
 <p>11 Closed * Sold Date: 2/28/2025, MLS Listing 20819496: 1/16/2025 MLS ID: 20819496</p> <p>1036 Kings Manor Dr</p> <p>Single Family 3/2 1,754 sq ft 8,712 1976 2/28/2025 \$340,000 \$194</p> <p>This beautifully remodeled 3-bedroom, 2-bathroom home is located just minutes from Lake Dallas, offering an open-concept design that's perfect for both relaxation and entertaining. The modern kitchen boasts granite countertops, custom cabinetry, and brand-new stainless steel appliances, while the spacious bedrooms and updated bathrooms provide a comfortable retreat. A long driveway provides plenty of parking space, and the private backyard is ideal for enjoying the outdoors. With its close proximity to the lake, this home offers the perfect balance of tranquility and convenience. Agent, Inspector, and Appraiser to verify the accuracy of all information including room & lot sizes, schools, taxes, amenities, HOA, etc. Neither Seller nor LA makes any warranties or representation as to accuracy.</p> <p><i>Courtesy of Monument Realty</i></p>								
 <p>12 Closed * Sold Date: 3/6/2025, MLS Listing 20787734: 11/30/2024 MLS ID: 20787734</p> <p>512 Meadowbrook St</p> <p>Single Family 4/2 1,684 sq ft 8,886 1985 3/6/2025 \$355,000 \$211</p> <p>Brand new complete HVAC and SS fridge. Welcome to this charming 4-bedroom, 2-bathroom home located in Lake Dallas, TX. This lovely house offers a covered patio, perfect for enjoying the outdoors in any weather. Inside, you'll find fresh paint throughout, giving the home a clean and updated feel. The hard surface flooring adds a touch of elegance and is easy to maintain. This house is ideal for those seeking a comfortable and functional living space. The fenced yard provides privacy and security for you and your loved ones. Don't miss the opportunity to make this house your home.</p> <p><i>Courtesy of Hart of Texas</i></p>								
 <p>13 Closed * Sold Date: 2/11/2025, MLS Listing 20817582: 1/15/2025 MLS ID: 20817582</p> <p>514 Meadowbrook St</p> <p>Single Family 3/2 1,571 sq ft 8,886 1983 2/11/2025 \$302,500 \$193</p> <p>Welcome to 514 Meadowbrook St, a delightful gem nestled in the heart of Lake Dallas, TX. This charming home offers a perfect blend of comfort and charm with 3 spacious bedrooms and 2 full baths. Step inside to discover a smartly designed layout that maximizes space and natural light, creating an inviting atmosphere. The living area is perfect for both relaxation and entertaining, while the kitchen offers tons of charm and ample counter space. The primary bedroom provides a serene retreat with its own private bathroom. Outside, the backyard offers a peaceful oasis for outdoor gatherings or quiet evenings under the stars as well as a workshop-garage with electric. Conveniently located, this home is a true treasure waiting to be discovered. Come see it today and fall in love!</p> <p><i>Courtesy of Keller Williams Urban Dallas</i></p>								



Closed: 23 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
 <p>14 ■ Closed *Leased Date: 2/25/2025, MLS Listing 20792923: 12/7/2024 MLS ID: 20792923</p> <p>520 Oak Crest St</p> <p>Single Family 3/2 1,551 sq ft 9,583 1995 2/25/2025 \$2,375 mo. \$2</p> <p>Ready for showings!! Adorable updated home in sought after neighborhood feeding into Lake Dallas ISD. Enjoy 3 oversized bedrooms and 2 baths with a split floorplan and open concept! The eat in kitchen and living room have amazing vaulted ceilings and are at the heart of the home. Kitchen has been updated with an oversized granite island and gorgeous butcher block counters, stainless steel appliances, and tons of white cabinetry. Get cozy in the large family room by the wood burning stone fireplace with windows that overlook the outdoor entertaining and living area. Hardwood floors, a study, custom cedar arbor, and added outdoor lighting are only a few of the features! The primary bedroom has an ensuite bath with separate tub and walk in shower, as well as dual vanities. 2 additional bedrooms, with a bath in between, home office, and 2 car garage complete this wonderful floorplan. The huge backyard is perfect for kids, and has a privacy fence. More pictures coming!!</p> <p><i>Courtesy of Coldwell Banker Realty Plano</i></p>								
 <p>15 ■ Closed *Sold Date: 2/4/2025, MLS Listing 20735143: 10/4/2024 MLS ID: 20735143</p> <p>531 Oak Lk</p> <p>Single Family 3/2 1,747 sq ft 9,583 1994 2/4/2025 \$245,000 \$140</p> <p>This cozy home features 3 bedrooms, a study, 2 bathrooms, wood burning fireplace, tile and laminate wood flooring, and vaulted living room ceilings. With a new roof and recently replaced AC, the major updates are done, leaving room for your personal touch. Inside, the spacious layout includes a study that leads out onto the deck overlooking a creek bed. Mature trees with an adorable bench in the front yard provide plenty of shade. Located near schools, shopping, and dining, this home offers both tranquility and convenience. Schedule your showing today and envision the possibilities! Great opportunity for first time home buyers, investors, and everyone in between. Low taxes and secluded neighborhood. Windows in living room have stained glass inserts. They are removable if desired. Seller concessions available for repairs and updates! Using the seller's preferred lender, your qualified Clients can receive up to 1% of their loan amount back at closing!</p> <p><i>Courtesy of DABCO Realty</i></p>								
 <p>16 ■ Closed *Sold Date: 2/10/2025, MLS Listing 20813138: 1/9/2025 MLS ID: 20813138</p> <p>5513 Pawn Ct</p> <p>Single Family 3/2 1,186 sq ft 6,708 1976 2/10/2025 \$244,900 \$206</p> <p>Located in the heart of Lake Dallas, this beautifully maintained home features three cozy bedrooms, two bathrooms, and a nice open concept. New windows showcase natural light creating a warm, inviting ambiance. The kitchen has ample counter and cabinet space and the stainless steel fridge is included. The nice sized living room is great for your family or entertaining. Occupying a charming lot, the property also boasts a handy shed that caters to all your storage needs. Picture yourself enjoying serene mornings or lively weekend gatherings in the backyard. This is a great location with easy access to many major highways including I35, 121, and the George Bush Turnpike. Entertainment and conveniences are all just a short drive away. The washer and dryer are included as well. Welcome home!</p> <p><i>Courtesy of JPAR - Rockwall</i></p>								
 <p>17 ■ Closed *Sold Date: 1/31/2025, MLS Listing 20801618: 12/20/2024 MLS ID: 20801618</p> <p>5310 Princess Ct</p> <p>Single Family 3/2 1,626 sq ft 6,490 1976 1/31/2025 \$334,000 \$205</p> <p>Wonderful 2 story 3-bedroom home located just a minute from I-35 and Lake Lewisville Toll Bridge. Features 2 living areas and a 2-car garage in quiet cul-de-sac. Recently refurbished with too many updates to list them all. Includes new HVAC, roof, siding, kitchen cabinets, countertops & appliances. Entire home has new flooring and paint. Just minutes from shopping, Lake Lewisville Beach and located in Lake Dallas ISD.</p> <p><i>Courtesy of WILLIAMS & WILLIAMS, REALTORS</i></p>								

Closed: 23 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
 <p>18 ■ Closed *Leased Date: 2/7/2025, MLS Listing 20827571: 1/27/2025 MLS ID: 20827571</p> <p>5300 Queens Ct</p>	Single Family	4/2	1,489 sq ft	6,795	1976	2/7/2025	\$1,900 mo.	\$1
<p>Welcome to this charming 4-bedroom, 2-bath home tucked away in a peaceful cul-de-sac. The home's split-bedroom layout provides flexibility, with the 4th bedroom easily transforming into a study or a versatile flex space to suit your needs. Freshly painted throughout and featuring new carpet in the bedrooms, along with vinyl flooring in the living area, recent bathroom updates, this home is ready for its new owner. The living room boasts a cozy brick fireplace and French doors that open to the backyard, which backs directly to a serene city park, offering a beautiful and quiet view just steps from outdoor entertainment. A large storage room with electric is attached with access from the backyard. The eat-in kitchen includes a brand-new electric range, a pantry, and views into the living area and backyard. Off the kitchen, you'll find a convenient mudroom with cabinetry, ample storage, space for a freezer, and a full-size washer and dryer area. The home is ideally located with easy access to I-35, the Lake Lewisville Toll Bridge, a grocery store, daily conveniences and Starbucks of course all within a 5-minute drive or less! Whether you're looking for a family home or a smart investment opportunity, this property offers both comfort and convenience in a prime location with just a few projects to tackle, this home is a fantastic find!</p> <p><i>Courtesy of KELLER WILLIAMS REALTY</i></p>								
 <p>19 ■ Closed *Sold Date: 1/29/2025, MLS Listing 20735883: 9/23/2024 MLS ID: 20735883</p> <p>520 Ridgewood St</p>	Single Family	3/2	1,563 sq ft	8,929	1994	1/29/2025	\$340,000	\$218
<p>Get ready to be impressed! When you walk in, you will see a gorgeous fire place with open concept living. You will love all the windows and natural light this home has to offer. The kitchen and dining areas flow seamlessly into the living room, perfect for entertaining or relaxing. The master bedroom offers direct access to the outside patio. Perfect for early morning or evening relaxation. There is a large concrete slab in the back and front, ideal for boat or RV parking with the electrical outlets already in place. No HOA, yet all homeowners take pride in maintaining their properties. There is a large storage shed in the back yard. This home is convenient to both the Lewisville Lake Toll Bridge and I-35. Most recent updates are: Roof, gutters and solar screens 2022, HVAC system 2022, all new thermostat system, garage door opener and refrigerator piping water line behind fridge. More updates are listed in transaction desk. All information deemed reliable, not guaranteed. Buyer and Agent to verify all information including but not limited to square footage, schools, etc.</p> <p><i>Courtesy of Fathom Realty</i></p>								
 <p>20 ■ Closed *Sold Date: 2/10/2025, MLS Listing 20778103: 12/27/2024 MLS ID: 20778103</p> <p>728 River Oak Way</p>	Single Family	4/2	2,069 sq ft	7,797	1997	2/10/2025	\$390,000	\$188
<p>Set in the quiet and desirable community of Lake Dallas, enjoy being seconds from the shores of Lewisville Lake and having easy access to Denton and Dallas alike! As you enter this beautifully maintained 4-bed home, you're greeted by rich hardwood floors that run throughout the home's common areas. A large bay window floods the formal living and dining areas with natural light and adds a touch of character to the space. Enjoy the peace of mind that comes from having a brand-new 2024 heater, roof, and gutters. The fence was re-stained and sealed recently to give the large and private backyard a fresh look. Relax under the comfort of the covered patio, and benefit from plenty of storage space that comes from the detached shed. The sprinkler system will help to keep the yard healthy all year long. Ideal lot location! The home sits just 12 lots down from the elementary school, making school drop-off and pick-up a breeze!</p> <p><i>Courtesy of Market Experts Realty</i></p>								
 <p>21 ■ Closed *Sold Date: 12/19/2024, MLS Listing 20721654: 9/6/2024 MLS ID: 20721654</p> <p>730 River Oak Way</p>	Single Family	4/3	2,251 sq ft	7,318	1997	12/19/2024	\$405,000	\$180
<p>Come home to your pool house near the lake! Enjoy backyard grilling under the gazebo with your built-in grill and ample counter space for family time and hosting friends. This home offers a large game room upstairs which can be used as a gym. Your downstairs master suite has ample space and a large master bathroom. Cooking will be a dream in your updated kitchen with granite counters and updated appliances. Make an appointment to see this one today.</p> <p><i>Courtesy of eXp Realty, LLC</i></p>								

Closed: 23 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
 <p>22 Closed *Sold Date: 1/28/2025, MLS Listing 20800340: 12/19/2024 MLS ID: 20800340</p> <p>315 Texas Dr</p>	Single Family	3/2	1,273 sq ft	5,009	2001	1/28/2025	\$299,000	\$235
<p>Welcome to this charming one-story home nestled in the quaint and highly sought-after neighborhood of Garza Beach Estates. This 3-bedroom, 2-bathroom gem offers the perfect blend of comfort, convenience, and style, featuring a spacious open floorplan ideal for modern living. The inviting living room, complete with a cozy wood-burning fireplace, is the perfect spot to unwind or entertain guests. The home boasts thoughtful updates throughout, including a re-insulated attic and added attic fan for improved energy efficiency, new ceiling fans in bedrooms, stylish blinds, and a new garage door. Freshly installed landscaping adds to the curb appeal, making this home even more inviting from the moment you arrive. The kitchen features an electric ss-black range-stovetop and dishwasher. Step outside to enjoy the expansive 24 x 15 covered back patio — a fantastic space for outdoor dining, relaxing, or entertaining. The backyard offers plenty of room for play or gardening, with the added benefit of privacy and tranquility. Located with easy access to I-35, you'll find restaurants, schools, and other local amenities just a short drive away, making this home a perfect choice for those seeking a well-connected yet peaceful neighborhood. Don't miss the opportunity to make this move-in-ready home your own. Schedule your tour today!</p> <p style="text-align: right;"><i>Courtesy of Real Estate Station LLC</i></p>								
 <p>23 Closed *Sold Date: 12/24/2024, MLS Listing 20764995: 10/28/2024 MLS ID: 20764995</p> <p>527 Oak Lk</p>	Single Family	3/3	2,064 sq ft	19,166	1995	12/24/2024	\$405,000	\$196
<p>Welcome to your home in Lake Dallas! This lovely two-story house offers over 2,000 square feet, making it perfect for your growing family and furry friends. The main living area, with its cozy fireplace, creates a warm and inviting space. Upstairs, you'll find a versatile study that can easily be turned into an office, play area, or library—whatever works best for your lifestyle. Step outside, and you'll discover a spacious double lot with plenty of room for gatherings and parking for your RV or boat. If you enjoy the outdoors, you'll love this location, with several parks nearby and Lake Lewisville just 7 minutes away. You'll have endless opportunities for hiking, scenic walks, kayaking, boating, and fishing. This charming home is full of potential and waiting for your personal touches. The home has been recently updated for the next owner and it's move in ready. Come see how it could be the perfect fit for you and your family!</p> <p style="text-align: right;"><i>Courtesy of RE/MAX Trinity</i></p>								

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