

CENTURY 21[®]

Judge Fite Company



4489 E FM 120

DENISON, TX 75021



\$1,800,000



2,534 sqft



3 beds



3 baths

DESCRIPTION

MOTIVATED SELLER! Welcome to Windy Hill! Nestled on 61 acres of picturesque land, Windy Hill offers peaceful country living. This beautiful 3-bedroom, 2.5-bathroom farmhouse provides a serene retreat with ample space to enjoy the great outdoors. Step inside to discover a warm and inviting living space with plenty of natural light. The spacious kitchen is ideal for both everyday meals and entertaining, ample counter space, and beautiful views of the surrounding countryside. The floor plan leads into the living and dining areas, offering a cozy atmosphere perfect for gatherings. The master suite boasts a private bathroom, two walk-in closets, and home office or hobby room. Outside, enjoy the stunning views from your expansive front, side and back porches where deer graze in the mornings. A standout feature of the property is the 30x60 shop, perfect for storing equipment, starting projects, or running a business. With its peaceful location, ample acreage, and versatile outbuilding, Windy Hill is the ideal place to enjoy a tranquil lifestyle while still being close to the conveniences of town. Whether you're looking for a permanent residence, a hobby farm, or a peaceful retreat, this property offers endless possibilities.

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800.451.8055

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 20878706

YEAR BUILT: 2005

COUNTY: Grayson

TRACT OR SUBDIVIION: Self George

LIST DATE: 03/24/2025

AREA:

SQUARE FEET: 2,534

TOTAL BEDS: 3

FULL BATHS: 2

HALF BATHS: 1

ACRES: 61.86

LOT SIZE (SQFT): 2,694,665

INTERIOR FEATURES

FIREPLACE:

- FamilyRoom
- GasLog

FLOOR COVERINGS:

- Carpet
- CeramicTile

APPLIANCES:

- Dishwasher
- ElectricCooktop
- ElectricOven
- ElectricWaterHeater
- Microwave

WINDOWS:

- WindowCoverings

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- Traditional
- Farmhouse

PARKING:

- AdditionalParking
- CircularDriveway
- DoorMulti
- Garage
- GarageDoorOpener
- Gravel
- GarageFacesSide
- Boat
- RvAccessParking

LOT DESCRIPTION:

- Acreage

ROOF TYPE:

- Composition

YARD/GROUNDS:

- Lighting
- RainGutters
- Storage

SIDING:

- Brick
- Rock
- Stone

POOL TYPE:

- None

FOUNDATION:

- Slab

FENCING:

- BarbedWire
- Gate

UTILITIES

HEATING/COOLING:

- Central
- Electric

UTILITIES:

- OverheadUtilities
 - SepticAvailable
 - SeparateMeters
 - WaterAvailable
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ADDITIONAL PROPERTY DETAILS

AMENITIES:

- BuiltInFeatures
- EatInKitchen
- WalkInClosets

SECURITY FEATURES:

- SmokeDetectors
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LISTED BY: Mark Hudson 

BROKERED BY: ERA Steve Cook & Co, REALTORS