

# CENTURY 21<sup>®</sup>

Judge Fite Company



## 4115 CRESCENT DRIVE

GRANBURY, TX 76049



\$1,650,000



4,777 sqft



3 beds



3 baths

## DESCRIPTION

A rare opportunity to own a truly one-of-a-kind waterfront home on the main body of Lake Granbury, located in the highly desirable, gated golf and lake community of DeCordova Bend Estates. This custom-built home by Bill Church was owned by the same family until 2022 and sits on a hard-to-find ¾-acre lot with walkout main body water access. Inside, the home features two oversized living areas with stone fireplaces, high ceilings, and floor-to-ceiling windows offering stunning lake views from nearly every room. The kitchen and bathrooms have been beautifully updated while maintaining the home's original charm, and the newly remodeled primary suite includes a spacious walk-in closet, new flooring, a all new primary bathroom, office space and lake views. A large, newly built laundry room adds extra storage and functionality. This home is perfect for entertaining and holidays, the home offers, full length upstairs decks with multiple sliding glass doors for seamless indoor-outdoor living and huge rock patio perfect for entertaining or just enjoying the views. A fully enclosed oversized double boat dock with twin entertaining decks for both sunrise and sunset views and offers all new electrical, new boat lifts, new flooring and doors. New roof will be completed at closing allowing buyers choice of color with acceptable offer. Most updates were completed by locally renowned architect Brian Gaffin. Floor plan, full update list, and survey available in the transaction desk. Virtual tour is available. Please note the vacant lot next door is not included but can be purchased additionally. DCBE is a gated community, and an agent is required for entry. All information deemed reliable but not guaranteed; buyers and buyer's agent to verify all details.

**PROPERTY TYPE:** Residential - Single Family Residence  
**MLS STATUS:** Active  
**MLS:** 21068089  
**YEAR BUILT:** 1973  
**COUNTY:** Hood  
**TRACT OR SUBDIVIION:** Decordova Bend Estate  
**LIST DATE:** 10/03/2025

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**AREA:**  
**SQUARE FEET:** 4,777  
**TOTAL BEDS:** 3  
**FULL BATHS:** 2  
**HALF BATHS:** 1  
**ACRES:** 0.81  
**LOT SIZE (SQFT):** 35,401

## INTERIOR FEATURES

### KITCHEN:

- Negotiable

### FIREPLACE:

- FamilyRoom
- LivingRoom

### APPLIANCES:

- BuiltInRefrigerator
- Dishwasher
- ElectricCooktop
- ElectricOven

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES


<b>STYLE:</b> <ul style="list-style-type: none"><li>● Craftsman</li><li>● SplitLevel</li><li>● Detached</li></ul>	<b>PARKING:</b> <ul style="list-style-type: none"><li>● AdditionalParking</li><li>● Aggregate</li><li>● Driveway</li><li>● Garage</li></ul>	<b>LOT DESCRIPTION:</b> <ul style="list-style-type: none"><li>● BackYard</li><li>● Lawn</li><li>● Subdivision</li><li>● SprinklerSystem</li><li>● Waterfront</li><li>● RetainingWall</li></ul>
<b>ROOF TYPE:</b> <ul style="list-style-type: none"><li>● Shake</li></ul>	<b>YARD/GROUNDS:</b> <ul style="list-style-type: none"><li>● BoatSlip</li><li>● Dock</li><li>● GasGrill</li><li>● PrivateYard</li><li>● RainGutters</li><li>● RvHookup</li></ul>	<b>SIDING:</b> <ul style="list-style-type: none"><li>● Rock</li><li>● Stone</li></ul>
<b>POOL TYPE:</b> <ul style="list-style-type: none"><li>● None</li><li>● Community</li></ul>	<b>FENCING:</b> <ul style="list-style-type: none"><li>● BackYard</li><li>● Partial</li><li>● WroughtIron</li></ul>	

## UTILITIES

<b>HEATING/COOLING:</b> <ul style="list-style-type: none"><li>● Electric</li></ul>	<b>UTILITIES:</b> <ul style="list-style-type: none"><li>● ElectricityAvailable</li><li>● MunicipalUtilities</li><li>● SewerAvailable</li><li>● CableAvailable</li></ul>
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## ADDITIONAL PROPERTY DETAILS

<b>AMENITIES:</b> <ul style="list-style-type: none"><li>● WetBar</li><li>● BuiltInFeatures</li><li>● CedarClosets</li><li>● Dumbwaiter</li><li>● GraniteCounters</li><li>● HighSpeedInternet</li><li>● CableTv</li><li>● NaturalWoodwork</li><li>● WalkInClosets</li><li>● WiredForSound</li></ul>	<b>SECURITY FEATURES:</b> <ul style="list-style-type: none"><li>● SecurityGate</li><li>● GatedCommunity</li><li>● SecurityGuard</li></ul>
<b>COMMUNITY:</b> <ul style="list-style-type: none"><li>● BoatFacilities</li><li>● Clubhouse</li><li>● Dock</li><li>● Pool</li></ul>	

**LISTED BY:** Erienne Higgins 

**BROKERED BY:** Empire Realty Group