

# CENTURY 21

Judge Fite Company



## 1 WILDFLOWER LANE

ATHENS, TX 75751



\$775,000



2,712 sqft



4 beds



3 baths

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## DESCRIPTION

Discover your own private getaway on 12.75 gated and beautifully maintained acres! This 4-bedroom, 2.5-bath home offers incredible space with soaring vaulted ceilings, an open-concept layout, and granite countertops throughout. The dedicated office is perfect for remote work or personal projects. Step outside to a peaceful, wooded backdrop where you can relax or entertain on the covered back porch overlooking the sparkling swimming pool and hot tub. Outdoor enthusiasts will love the seclusion, abundant wildlife, and endless room for recreation. The impressive heated and cooled shop is currently set up as a game room—complete with pool table and shuffleboard—ideal for gatherings year-round. Whether you're seeking a quiet retreat, a hunter's paradise, or a property built for entertaining, this one checks every box. Serenity, space, and fun all in one place! Survey and T-47 provided. Buyers will need to purchase a new survey if needed. Buyers and buyers agents are responsible to confirm all information provided. Washer, dryer, and refrigerator will convey with the home.

**PROPERTY TYPE:** Residential - Single Family Residence

**MLS STATUS:** Pending

**MLS:** 21102503

**YEAR BUILT:** 1994

**COUNTY:** Henderson

**TRACT OR SUBDIVIION:** No

**LIST DATE:** 11/03/2025

**CENTURY 21**

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**800.451.8055**

**AREA:**

**SQUARE FEET:** 2,712

**TOTAL BEDS:** 4

**FULL BATHS:** 2

**HALF BATHS:** 1

**ACRES:** 12.75

**LOT SIZE (SQFT):** 555,390

## INTERIOR FEATURES

### FIREPLACE:

- Insert
- LivingRoom

### FLOOR COVERINGS:

- Carpet
- CeramicTile
- EngineeredHardwood

### APPLIANCES:

- Dishwasher
- ElectricRange
- ElectricWaterHeater
- Disposal
- Microwave
- Refrigerator
- Washer

### WINDOWS:

- BayWindows
- WindowCoverings

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

<b>STYLE:</b> <ul style="list-style-type: none"><li>● Modern</li><li>● Traditional</li><li>● Detached</li><li>● Farmhouse</li></ul>	<b>PARKING:</b> <ul style="list-style-type: none"><li>● AdditionalParking</li><li>● Covered</li><li>● Carport</li><li>● DoorMulti</li><li>● DetachedCarport</li><li>● ElectricGate</li><li>● GarageFacesFront</li><li>● Garage</li><li>● GarageDoorOpener</li><li>● Paved</li><li>● RvCarport</li></ul>	<b>LOT DESCRIPTION:</b> <ul style="list-style-type: none"><li>● Acreage</li><li>● BackYard</li><li>● Lawn</li><li>● Landscaped</li><li>● PondOnLot</li></ul>
<b>ROOF TYPE:</b> <ul style="list-style-type: none"><li>● Composition</li></ul>	<b>SIDING:</b> <ul style="list-style-type: none"><li>● Brick</li><li>● Concrete</li></ul>	<b>POOL TYPE:</b> <ul style="list-style-type: none"><li>● Gunite</li><li>● Heated</li><li>● InGround</li><li>● Pool</li><li>● PoolSweep</li><li>● Waterfall</li></ul>
<b>FOUNDATION:</b> <ul style="list-style-type: none"><li>● Slab</li></ul>	<b>FENCING:</b> <ul style="list-style-type: none"><li>● BarbedWire</li></ul>	

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## UTILITIES


<b>HEATING/COOLING:</b> <ul style="list-style-type: none"><li>● Central</li><li>● Electric</li></ul>	<b>UTILITIES:</b> <ul style="list-style-type: none"><li>● ElectricityConnected</li><li>● Propane</li><li>● SepticAvailable</li><li>● WaterAvailable</li></ul>
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## ADDITIONAL PROPERTY DETAILS

<b>AMENITIES:</b> <ul style="list-style-type: none"><li>● Chandelier</li><li>● CathedralCeilings</li><li>● DecorativeDesignerLightingFixtures</li><li>● GraniteCounters</li><li>● HighSpeedInternet</li><li>● KitchenIsland</li><li>● OpenFloorplan</li><li>● Pantry</li><li>● WalkInClosets</li><li>● WiredForSound</li></ul>	<b>SECURITY FEATURES:</b> <ul style="list-style-type: none"><li>● Other</li><li>● SmokeDetectors</li></ul>
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**LISTED BY:** Todd Russell 

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**BROKERED BY:** KW-Cedar Creek Lake Properties