

CENTURY 21[®]

Judge Fite Company



364 PARKER ROAD

VAN ALSTYNE, TX 75495



\$1,150,000



3,624 sqft



4 beds



4 baths

DESCRIPTION

New Price Opportunity! Discover your own private slice of heaven on 8.4 fully fenced acres featuring a serene private lake with dock and spectacular sunset views from the front porch. This beautifully crafted 3,654 SF custom home offers 4 bedrooms, 3.5 baths, and an attached 2-car garage. The first-floor primary suite includes a SAFE ROOM closet for peace of mind on stormy nights. Upstairs, a second primary suite features a spacious sitting room and ensuite bath. The open layout provides comfortable living and abundant natural light throughout. An additional oversized garage and workshop with extensive covered space is perfect for boats, equipment, and all your toys. Two RV electrical hookups offer added convenience for guests or travel. The property also provides ample room for horses or cattle, ideal for those seeking a peaceful rural lifestyle with modern comforts. The second garage includes partially finished space with a full kitchen, room for a stackable washer and dryer, and has a full bathroom ready to be set up as additional living quarters, office or a small apartment. Located just 3.4 miles from Highway 75, this property offers an easy commute while still providing privacy and space. It also lies within the highly desirable Van Alstyne ISD, known for its excellent schools and strong community. This exceptional property combines acreage, water views, and versatile improvements, all within minutes of town amenities. A true must-see.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21128300

YEAR BUILT: 2001

COUNTY: Grayson

TRACT OR SUBDIVIION: Hackberry Heights

LIST DATE: 12/13/2025

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800.451.8055

AREA:

SQUARE FEET: 3,624

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 1

ACRES: 8.4

LOT SIZE (SQFT): 365,904

INTERIOR FEATURES

FIREPLACE:

- Den
- GasStarter
- LivingRoom
- Masonry

APPLIANCES:

- Dishwasher
- Disposal

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- Traditional
- Detached
- Farmhouse

PARKING:

- AdditionalParking
- DoorMulti
- ElectricGate
- Garage
- GarageDoorOpener
- GarageFacesSide

SIDING:

- Brick

POOL TYPE:

- None

ADDITIONAL PROPERTY DETAILS

LISTED BY: Lauri Bauman 

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BROKERED BY: Century 21 Judge Fite Realty, LLC

- MultipleMasterSuites
- VaultedCeilings
- WalkInClosets

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