



22405 BLUE WATER
CHANDLER, TX 75758



\$1,275,000



3,183 sqft



4 beds



4 baths

DESCRIPTION

Back on market due to buyer contingency falling through! Discover refined lakefront living in this newly constructed 2025 custom home located in Chandler's desirable Blue Water Key community. Set on a prime Lake Palestine lot with open water and sunrise views, this 4-bedroom, 4-bath residence offers just over 3,100 square feet of thoughtfully designed space where luxury meets relaxed lake life. The open-concept living area features soaring vaulted ceilings with exposed beams, a gas fireplace with floating shelves and accent lighting, and a chef's kitchen designed for entertaining. Highlights include a gas stove, ice maker, oversized island, upper glass cabinets with lighting, frosted pantry door, and a sliding pass-through window ideal for serving food and drinks to the outdoor kitchen area. Storage is abundant throughout with truly exceptional cabinetry and built-ins at every turn. Two lake-facing bedrooms feature vaulted ceilings and tranquil water views, while the primary suite offers a spa-like bath with soaking tub and an exterior door for easy entry after time on the lake. The upstairs bonus room captures another stunning lake view and was intentionally designed for flexibility - easily adaptable into a bunk room, office, or guest suite. The upstairs floor is insulated for added comfort. Outdoor living shines with a large covered patio overlooking open water, complete with an exterior fireplace, gas line for a future outdoor kitchen, and pre-wiring for motorized sun shades. Additional features include spray foam insulation throughout, sprinkler system, gutters, mudroom bench, garage work nook, and a brand-new retaining wall. Boat dock plans are in progress, and a \$75,000 allowance is included for a new boat dock. With modern finishes, thoughtful craftsmanship, and unforgettable lake views, this home is an exceptional full-time residence or weekend retreat. Schedule your showing today.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21130197

YEAR BUILT: 2025

COUNTY: Henderson

TRACT OR SUBDIVIION: BLUE WATER KEY

LIST DATE: 12/11/2025

CENTURY 21

Judge Fite Company

800.451.8055

AREA:

SQUARE FEET: 3,183

TOTAL BEDS: 4

FULL BATHS: 4

HALF BATHS: 0

ACRES: 0.25

LOT SIZE (SQFT): 10,890

INTERIOR FEATURES

FIREPLACE:

- GasLog

FLOOR COVERINGS:

- Carpet
- Tile
- Wood

APPLIANCES:

- Dishwasher
- Disposal
- GasOven
- GasRange
- IceMaker
- Microwave
- Refrigerator

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- ContemporaryModern

PARKING:

- Concrete
- GarageFacesFront

LOT DESCRIPTION:

- Subdivision
- Waterfront
- RetainingWall

ROOF TYPE:

- Composition

YARD/GROUNDS:

- RainGutters

SIDING:

- Brick

POOL TYPE:

- None

FOUNDATION:

- Slab

FENCING:

- None

UTILITIES

HEATING/COOLING:

- Central
- Electric

UTILITIES:

- SepticAvailable
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ADDITIONAL PROPERTY DETAILS

AMENITIES:

- DecorativeDesignerLightingFixtures
- EatInKitchen
- KitchenIsland
- OpenFloorplan
- Pantry
- VaultedCeilings

SECURITY FEATURES:

- SmokeDetectors
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LISTED BY: Kayla Riggs 

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BROKERED BY: Keller Williams Realty-Tyler