

CENTURY 21[®]

Judge Fite Company



1308 REGENCY COURT

SOUTHLAKE, TX 76092



\$1,399,000



4,400 sqft



4 beds



5 baths

DESCRIPTION

PRICE IMPROVEMENT—an excellent opportunity just became more compelling! Located in Timarron's desirable Crescent Royale on a quiet cul-de-sac, this villa offers a chance to own in one of Southlake's most sought-after communities. The main living areas feature travertine flooring, tall ceilings, a private office, and a spacious living room with wood-beamed ceiling and fireplace, flowing into the breakfast area and updated kitchen—ideal for everyday living and entertaining. All bedrooms are generously sized and include ensuite baths, providing comfort and privacy throughout. The downstairs bedroom, with fireplace and direct patio access, is well suited for multi-generational living or an older child seeking their own space. The home offers strong potential for buyers looking to update and personalize, with both the upstairs and downstairs guest suite presenting opportunities to create your own style while enjoying a well-located property with great fundamentals. The backyard features a pool, spa, and covered patio, and HOA-maintained front landscaping adds to the low-maintenance lifestyle. Conveniently located near Southlake Town Square, DFW Airport, and within Carroll ISD.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21157900

YEAR BUILT: 2000

COUNTY: Tarrant

TRACT OR SUBDIVIION: Timarron Add-Crescent Royale

LIST DATE: 02/13/2026

CENTURY 21

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800.451.8055

AREA:

SQUARE FEET: 4,400

TOTAL BEDS: 4

FULL BATHS: 4

HALF BATHS: 1

ACRES: 0.2

LOT SIZE (SQFT): 8,755

INTERIOR FEATURES

FIREPLACE:

- GasLog
- GasStarter
- LivingRoom
- PrimaryBedroom
- Metal
- Stone

FLOOR COVERINGS:

- Carpet
- Travertine

APPLIANCES:

- BuiltInRefrigerator
- Dishwasher
- GasCooktop
- Disposal
- Microwave

WINDOWS:

- Shutters

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- Traditional
- Detached

PARKING:

- AdditionalParking
- DoorMulti
- Driveway
- GarageFacesFront
- Garage

LOT DESCRIPTION:

- CulDeSac
- InteriorLot
- Landscaped
- Subdivision
- SprinklerSystem

ROOF TYPE:

- Composition

YARD/GROUNDS:

- Lighting
- RainGutters

SIDING:

- Brick

POOL TYPE:

- Gunite
- Heated
- InGround
- Pool
- PoolSweep
- PoolSpaCombo
- Community

FOUNDATION:

- Slab

FENCING:

- Wood

UTILITIES

HEATING/COOLING:

- Central
- NaturalGas
- Zoned

UTILITIES:

- ElectricityAvailable
 - ElectricityConnected
 - SewerAvailable
 - WaterAvailable
 - CableAvailable
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ADDITIONAL PROPERTY DETAILS

AMENITIES:

- DecorativeDesignerLightingFixtures
- EatInKitchen
- GraniteCounters
- HighSpeedInternet
- InLawFloorplan
- KitchenIsland
- CableTv
- NaturalWoodwork

SECURITY FEATURES:

- FireAlarm

COMMUNITY:

- Clubhouse
 - FitnessCenter
 - Fishing
 - Playground
 - Pickleball
 - Pool
 - TennisCourts
 - TrailsPaths
 - Curbs
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LISTED BY: Stefanie March 

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BROKERED BY: RE/MAX Trinity