

# CENTURY 21<sup>®</sup>

Judge Fite Company



## 3051 COUNTY ROAD 3312

GREENVILLE, TX 75402



\$649,900



3,528 sqft



4 beds



3 baths

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## DESCRIPTION

Price Improvement! Tucked away at the end of a quiet cul-de-sac, this private Greenville retreat offers space, sophistication, and room to live without compromise. Set on 3 acres, this thoughtfully designed property blends everyday comfort with elevated functionality in a serene, tree-lined setting. The 3,528-square-foot home features 4 bedrooms, 3 full baths, two living areas, and two dining spaces in an open, intuitive layout ideal for both daily living and entertaining. The main living room is anchored by a cozy wood-burning fireplace and flows seamlessly into the kitchen, dining area, and breakfast nook—creating an inviting space for gatherings of any size. The kitchen offers both style and function with cherry wood cabinetry, under and over cabinet lighting, a new range, generous storage, and a pantry. All bedrooms are conveniently located on the first floor, including a spacious primary suite with a walk-in closet and an en-suite bath featuring dual shower heads. Each bedroom feels oversized, offering flexibility for guests, home offices, or multi-generational living. Upstairs, enjoy a large family room and a dedicated media room complete with built-in speakers, a 90-inch screen with projector, theater seating, built-in microwave and refrigerator. All arcade games, pool table and media chairs convey, creating a fully turnkey entertainment space. Outdoor living includes a covered back patio, extended patio with pergola, and a hot tub just three years old, all surrounded by mature trees for added privacy. Additional features include two detached garages totaling five spaces, a shop with a 220V plug, EV charging station, rain-barrel collection system, and an additional lot offering future flexibility to re-sell the additional lot or allow a friend or family member to come build next to you! This rare end-of-cul-de-sac property delivers privacy, entertainment, and long-term potential in one exceptional Greenville offering. Bring all offers!

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

**MLS STATUS:** Active

**MLS:** 21160030

**YEAR BUILT:** 1996

**COUNTY:** Hunt

**TRACT OR SUBDIVIION:** A0694 MOONEY WILLIAM

**LIST DATE:** 01/30/2026

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**

**SQUARE FEET:** 3,528

**TOTAL BEDS:** 4

**FULL BATHS:** 3

**HALF BATHS:** 0

**ACRES:** 3

**LOT SIZE (SQFT):** 130,680

## INTERIOR FEATURES

### FIREPLACE:

- LivingRoom
- WoodBurning

### FLOOR COVERINGS:

- Carpet
- LuxuryVinylPlank
- Tile

### APPLIANCES:

- Dishwasher
- ElectricCooktop
- ElectricOven
- ElectricRange
- Refrigerator

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

<b>STYLE:</b> <ul style="list-style-type: none"><li>● Traditional</li><li>● Detached</li></ul>	<b>PARKING:</b> <ul style="list-style-type: none"><li>● AdditionalParking</li><li>● Asphalt</li><li>● Concrete</li><li>● Covered</li><li>● Driveway</li><li>● GarageFacesFront</li><li>● Garage</li><li>● GarageFacesSide</li></ul>	<b>LOT DESCRIPTION:</b> <ul style="list-style-type: none"><li>● Acreage</li><li>● BackYard</li><li>● Lawn</li><li>● ManyTrees</li></ul>
<b>ROOF TYPE:</b> <ul style="list-style-type: none"><li>● Composition</li></ul>	<b>YARD/GROUNDS:</b> <ul style="list-style-type: none"><li>● RainGutters</li><li>● Storage</li></ul>	<b>SIDING:</b> <ul style="list-style-type: none"><li>● Brick</li></ul>
<b>POOL TYPE:</b> <ul style="list-style-type: none"><li>● None</li></ul>	<b>FOUNDATION:</b> <ul style="list-style-type: none"><li>● Slab</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>● ElectricityAvailable</li><li>● SepticAvailable</li><li>● SeparateMeters</li><li>● WaterAvailable</li></ul>
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## ADDITIONAL PROPERTY DETAILS

<b>AMENITIES:</b> <ul style="list-style-type: none"><li>● BuiltInFeatures</li><li>● DecorativeDesignerLightingFixtures</li><li>● DoubleVanity</li><li>● EatInKitchen</li><li>● GraniteCounters</li><li>● HighSpeedInternet</li><li>● KitchenIsland</li><li>● OpenFloorplan</li><li>● Pantry</li><li>● WalkInClosets</li></ul>	<b>SECURITY FEATURES:</b> <ul style="list-style-type: none"><li>● SmokeDetectors</li></ul>
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**LISTED BY:** Dennisha Denney 

**PHONE:** 903.455.1727

**BROKERED BY:** 3D Real Estate Team - RE/MAX F