

# CENTURY 21<sup>®</sup>

Judge Fite Company



## 4350 COTTON BELT LANE

PROSPER, TX 75078



\$1,549,000



3,958 sqft



4 beds



5 baths

## DESCRIPTION

4350 Cotton Belt Lane is a stunning ONE STORY Huntington home located in the highly sought-after Windsong Ranch community, within the exclusive Peninsula section. Situated on an .3+-acre lot (90'+ wide x 140' deep), this masterpiece showcases exceptional craftsmanship, elegant design, and thoughtful upgrades throughout the moment you step through the new glass double iron front door. The gourmet island kitchen is a chef's dream, featuring quartz countertops, upgraded appliances, a built-in refrigerator, abundant custom cabinetry, and generous prep space. The spacious family room impresses with cathedral-style wood-beam ceilings, a stone-surround fireplace, and serene views of the private backyard retreat. The primary suite offers a true spa-like experience with a luxurious bath designed for relaxation. Additional highlights include a downstairs media room, a dedicated home gym space, and a private office with built-ins and a vaulted ceiling. The backyard is designed for entertaining and fun. Complete with a covered patio, saltwater pool and spa, pergola-covered outdoor living area with granite counters, grill, refrigerator, and Green Egg (included), 3 waterfalls, 2 fire bowls, and tanning ledge. Enjoy resort-style living in Windsong Ranch with access to the legendary Lagoon, walking trails, amenity centers, and expansive green space. Additional features include: 3.5 car garage (with cabinets included), electric lift to expanded attic storage in the one-car garage, new pool salt cell August 2025, new pool heater May 2024 (with 3 year warranty), in-floor cleaner in pool, and an electric robot cleaner included.

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

**MLS STATUS:** Pending

**MLS:** 21166622

**YEAR BUILT:** 2020

**COUNTY:** Denton

**TRACT OR SUBDIVIION:** Windsong Ranch Ph 3c

**LIST DATE:** 02/12/2026

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**800.451.8055**

**AREA:**

**SQUARE FEET:** 3,958

**TOTAL BEDS:** 4

**FULL BATHS:** 4

**HALF BATHS:** 1

**ACRES:** 0.3

**LOT SIZE (SQFT):** 13,198

## INTERIOR FEATURES

### FIREPLACE:

- Gas
- GlassDoors
- GasLog
- GreatRoom
- RaisedHearth

### FLOOR COVERINGS:

- Carpet
- LuxuryVinylPlank
- Tile
- Wood

### APPLIANCES:

- SomeGasAppliances
- BuiltInRefrigerator
- DoubleOven
- Dishwasher
- ElectricOven
- GasCooktop
- Disposal
- GasRange
- GasWaterHeater
- Microwave
- PlumbedForGas
- Refrigerator
- TanklessWaterHeater
- VentedExhaustFan

### WINDOWS:

- WindowCoverings

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

### STYLE:

- Traditional
- Detached

### PARKING:

- DoorMulti
- DoorSingle
- EpoxyFlooring
- GarageFacesFront
- Garage
- GarageDoorOpener
- GarageFacesSide

### LOT DESCRIPTION:

- InteriorLot
- Landscaped
- SprinklerSystem

### ROOF TYPE:

- Composition

### YARD/GROUNDS:

- GasGrill
- Lighting
- OutdoorGrill
- OutdoorKitchen
- RainGutters

### SIDING:

- Brick

### POOL TYPE:

- Cabana
- Gunit
- Heated
- InGround
- OutdoorPool
- Pool
- Private
- PoolSweep
- PoolSpaCombo
- SaltWater
- Waterfall
- WaterFeature
- Community

### FOUNDATION:

- Slab

### FENCING:

- Wood

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## UTILITIES

### HEATING/COOLING:

- Central

### UTILITIES:

- SewerAvailable
  - WaterAvailable
  - CableAvailable
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## ADDITIONAL PROPERTY DETAILS

### AMENITIES:

- BuiltInFeatures
- Chandelier
- CathedralCeilings
- DryBar
- DecorativeDesignerLightingFixtures
- DoubleVanity
- EatInKitchen
- HighSpeedInternet
- KitchenIsland
- OpenFloorplan
- Pantry
- SmartHome
- CableTv
- VaultedCeilings
- WiredForData
- WalkInClosets
- WiredForSound

### SECURITY FEATURES:

- Prewired
- SecuritySystemOwned
- SecuritySystem
- CarbonMonoxideDetectors
- FireAlarm
- SmokeDetectors
- SecurityService

### COMMUNITY:

- FitnessCenter
- Lake
- Other
- Pool
- Restaurant
- Sidewalks
- TennisCourts
- TrailsPaths

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**LISTED BY:** Justin Croft 

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**BROKERED BY:** Berkshire HathawayHS PenFed TX