



**409A MAIN STREET**  
MCKINNEY, TX 75069



\$749,000



4,370 sqft



10 beds



6 baths

## DESCRIPTION

Rare opportunity to own a brand-new luxury duplex just steps from Historic Downtown McKinney. This three-story new construction offers over 4,000 (approx. 2,185 SF per side), blending modern design with unmatched flexibility for investors, multi-generational living, or owner-occupants seeking rental income. Each unit features 5 bedrooms, 3 full baths, a private 2-car garage, and a fenced yard ideal for pets. Thoughtfully designed for functionality and comfort, the main level includes a spacious island kitchen with pantry, refrigerator included, open living and dining areas, plus a bedroom and full bath—perfect for guests or multi-gen needs. Upstairs, the primary suite offers a private balcony overlooking the back of the property, a spa-style en suite bath with garden tub, separate shower, and an oversized walk-in closet. Additional bedrooms and baths are well positioned for privacy and flow. The third floor provides a large bonus living area ideal for a media room, home office, or additional flex space. Whether purchased as a full investment property or a house-hack opportunity—live in one side and lease the other—this property offers strong rental potential in one of McKinney's most desirable walkable locations. Enjoy boutique shopping, dining, nightlife, and year-round events just minutes away. New construction, downtown proximity, rare 5-bedroom layout per side, and income-producing versatility make this a standout asset in Collin County.

**PROPERTY TYPE:** Multifamily - Duplex

**MLS STATUS:** Active

**MLS:** 21183783

**YEAR BUILT:** 2026

**COUNTY:** Collin

**TRACT OR SUBDIVIION:** H & T C Railroad Add

**LIST DATE:** 02/18/2026

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**

**SQUARE FEET:** 4,370

**TOTAL BEDS:** 10

**FULL BATHS:** 6

**HALF BATHS:** 0

**ACRES:** 0.16

**LOT SIZE (SQFT):** 6,969

## INTERIOR FEATURES

### FLOOR COVERINGS:

- Carpet
- LuxuryVinylPlank
- Tile

### APPLIANCES:

- Dishwasher
- ElectricRange
- Refrigerator

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

### PARKING:

- GarageFacesRear
- SharedDriveway

### LOT DESCRIPTION:

- InteriorLot
- Landscaped

### ROOF TYPE:

- Other

### YARD/GROUNDS:

- Balcony
- DogRun
- PrivateYard

### SIDING:

- Brick

### POOL TYPE:

- None

### FOUNDATION:

- Slab

### FENCING:

- Wood

## UTILITIES

### HEATING/COOLING:

- Central

### UTILITIES:

- SewerAvailable
- WaterAvailable

## ADDITIONAL PROPERTY DETAILS

### AMENITIES:

- EatInKitchen
  - HighSpeedInternet
  - KitchenIsland
  - WalkInClosets
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**LISTED BY:** Casey Smith 

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**BROKERED BY:** Texcel Real Estate, LLC