

CENTURY 21[®]

Judge Fite Company



370 BASS CREEK TRAIL

MT PLEASANT, TX 75455



\$949,500



2,595 sqft



4 beds



3 baths

DESCRIPTION

Less than 2 hours from DFW, nestled beneath a canopy of mature trees on the north side of Lake Bob Sandlin, this beautifully maintained 4-bedroom, 2.5-bath home sits on just under an acre in the exclusive, gated Mariner's Retreat community. The peaceful, shaded setting offers both privacy and postcard-worthy lake views on the north side of the lake, where real estate can be harder to find. Inside, the home features a spacious primary suite downstairs with ensuite bathroom, an updated kitchen with a charming brick backsplash and butcher block countertops, and a flexible space ideal for a formal dining room or home office. Upstairs the additional 3 bedrooms and full bath provide room for family or guests. Step outside and take in the serene landscape—lush trees, manicured lawn, and a large back deck perfect for entertaining. Enjoy direct lake access with your own one-stall boathouse featuring an upper-level balcony for soaking in the sunsets. A recently-added bonus storage area off the garage offers space for a workshop, lawn equipment, or lake toys. Whether you're looking for a weekend escape or a full-time lakefront lifestyle, this rare waterfront property blends charm, function, and nature in one of the most coveted spots on the lake. Let's go see your lake dream today!

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21195659

YEAR BUILT: 2002

COUNTY: Titus

TRACT OR SUBDIVIION: Mariner's Retreat Ph I

LIST DATE: 03/03/2026

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800.451.8055

AREA:

SQUARE FEET: 2,595

TOTAL BEDS: 4

FULL BATHS: 2

HALF BATHS: 1

ACRES: 0.96

LOT SIZE (SQFT): 41,817

INTERIOR FEATURES

FIREPLACE:

- LivingRoom
- WoodBurning

FLOOR COVERINGS:

- Carpet
- CeramicTile
- Wood

APPLIANCES:

- Dishwasher
- ElectricCooktop
- ElectricOven
- ElectricWaterHeater
- Disposal
- Microwave

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE: <ul style="list-style-type: none">● Traditional● Detached	PARKING: <ul style="list-style-type: none">● Asphalt● Boat● CircularDriveway● Covered● Driveway● GarageFacesFront● Garage● GolfCartGarage● KitchenLevel● OnSite● Private● WorkshopInGarage	LOT DESCRIPTION: <ul style="list-style-type: none">● BackYard● Lawn● Landscaped● ManyTrees● RetainingWall
ROOF TYPE: <ul style="list-style-type: none">● Composition	YARD/GROUNDS: <ul style="list-style-type: none">● BoatSlip● Dock● PrivateYard● RainGutters	POOL TYPE: <ul style="list-style-type: none">● None
FOUNDATION: <ul style="list-style-type: none">● Slab		

UTILITIES

HEATING/COOLING: <ul style="list-style-type: none">● Central● Electric● Fireplaces	UTILITIES: <ul style="list-style-type: none">● ElectricityAvailable● ElectricityConnected● SewerAvailable● SepticAvailable● SeparateMeters● WaterAvailable● CableAvailable
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ADDITIONAL PROPERTY DETAILS

AMENITIES: <ul style="list-style-type: none">● DoubleVanity● EatInKitchen● HighSpeedInternet● OpenFloorplan● CableTv● WalkInClosets● WiredForSound	SECURITY FEATURES: <ul style="list-style-type: none">● GatedCommunity● SmokeDetectors
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COMMUNITY:

LISTED BY: Kristen Davenport 

PHONE: 903.588.2696

BROKERED BY: Century 21 Butler Real Estate