



**790 BONES CHAPEL ROAD**  
WHITESBORO, TX 76273



\$2,999,990



7,483 sqft



5 beds



5 baths

## DESCRIPTION

31.8-acre estate in the heart of North Texas horse country! Approx 800 Ft. of road frontage & a private electric gate. The main home spans 5,472 total square feet (3,376 Sq Ft of living space) & is thoughtfully designed with 4 beds & 3 baths, filled with abundant natural light throughout. The kitchen features a large walk-in pantry, gorgeous custom cabinets, & seamless flow into a dining room bathed in natural light. A propane fireplace anchors the living area, creating warmth & charm. The primary suite is highlighted by a spa-inspired bath with a Jacuzzi tub beneath a stunning chandelier. Heated floors in the primary bath, closet, & laundry room provide everyday comfort. A large game room with full bath overlooks the in-ground pool & hot tub, creating the perfect entertaining space. Step outside to enjoy a 932 Sq Ft L-shaped covered patio, outdoor shower, pool room for storage & an in-ground safe room. 907 Sq Ft two-car garage-heated & cooled - with an electric vehicle plug. The property is equipped with a 400-amp generator, 500-gallon propane tank, 260-Ft water well, 2-way water system & irrigation system. For those seeking multi-generational living, income potential, or a recreational retreat, the 7,021 Sq Ft shop is a rare find. It includes 968 Sq Ft of main-level living space with a full bath, 967 Sq Ft upper-level with full bath & kitchenette, plus a 1,468 Sq Ft covered balcony. There's dedicated space for 2 campers with full hookups & sewer drain, along with a 3-car carport. Equestrian & agricultural enthusiasts will love the 50x50 metal barn, corral, pipe fencing with no-climb wire, & Bermuda grass pastures with Ag exemption. 2 stocked ponds complete the picturesque landscape, making this property ideal for horses, cattle, or simply enjoying Texas skies. Whether you envision a multi-generational estate, a private ranch retreat, an equine facility, or a hobby farm with luxury amenities, this remarkable property offers unmatched versatility and opportunity!

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

**MLS STATUS:** Active

**MLS:** 21196520

**YEAR BUILT:** 2023

**COUNTY:** Grayson

**TRACT OR SUBDIVIION:** BRATTON JOSEPH

**LIST DATE:** 03/05/2026

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**

**SQUARE FEET:** 7,483

**TOTAL BEDS:** 5

**FULL BATHS:** 5

**HALF BATHS:** 0

**ACRES:** 31.8

**LOT SIZE (SQFT):** 1,385,251

## INTERIOR FEATURES

### FIREPLACE:

- GasLog

### FLOOR COVERINGS:

- CeramicTile
- Hardwood

### APPLIANCES:

- Dishwasher
- ElectricCooktop
- ElectricOven
- Disposal
- GasWaterHeater
- Microwave
- VentedExhaustFan

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

<b>STYLE:</b> <ul style="list-style-type: none"><li>● Ranch</li><li>● Detached</li></ul>	<b>PARKING:</b> <ul style="list-style-type: none"><li>● DoorMulti</li><li>● Garage</li><li>● GarageDoorOpener</li><li>● GarageFacesSide</li></ul>	<b>LOT DESCRIPTION:</b> <ul style="list-style-type: none"><li>● Acreage</li><li>● SprinklerSystem</li></ul>
<b>ROOF TYPE:</b> <ul style="list-style-type: none"><li>● Composition</li><li>● Shingle</li></ul>	<b>YARD/GROUNDS:</b> <ul style="list-style-type: none"><li>● RainGutters</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>● Gunit</li><li>● Heated</li><li>● InGround</li><li>● Pool</li><li>● PoolSpaCombo</li></ul>	<b>FOUNDATION:</b> <ul style="list-style-type: none"><li>● Slab</li></ul>	<b>FENCING:</b> <ul style="list-style-type: none"><li>● Pipe</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>● ElectricityConnected</li><li>● SepticAvailable</li><li>● CableAvailable</li></ul>
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## ADDITIONAL PROPERTY DETAILS

<b>AMENITIES:</b> <ul style="list-style-type: none"><li>● WetBar</li><li>● BuiltInFeatures</li><li>● Chandelier</li><li>● DryBar</li><li>● DecorativeDesignerLightingFixtures</li><li>● DoubleVanity</li><li>● EatInKitchen</li><li>● GraniteCounters</li><li>● HighSpeedInternet</li><li>● KitchenIsland</li><li>● Loft</li><li>● OpenFloorplan</li><li>● Pantry</li><li>● CableTv</li><li>● WalkInClosets</li></ul>	<b>SECURITY FEATURES:</b> <ul style="list-style-type: none"><li>● SecuritySystemOwned</li><li>● CarbonMonoxideDetectors</li><li>● SmokeDetectors</li></ul>
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**LISTED BY:** Laurel Anthony 

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**BROKERED BY:** eXp Realty LLC