



1412 BEARPATH WAY
GUNTER, TX 75058



\$630,000



2,611 sqft



4 beds



4 baths

DESCRIPTION

Welcome to your golf course, tree lined lot in the master planned community in The Bridges at Preston Xings. Situated on almost an acre, this tree lined & creek view lot is both private & lush. Inside upgrades include LVP flooring, quartz countertops, stainless hood & an electric fireplace. The two story living area is open to the spacious dining & kitchen area, perfect for entertaining. It also overlooks the beautiful private backyard view, which can be cleared beyond the fence line, as the property lines are located beyond with unlimited design opportunities. The primary bedroom is also privately located at the back of the home with an oversized shower & custom tile. Upstairs include a spacious game room, 3 secondary bedrooms & 2 baths. The Bridges community has luxurious amenities including a spacious clubhouse, community pool, tennis courts, fitness center, club & 18 hole golfing year round. Home zones to the highly acclaimed Gunter ISD with easy access to 121 & Preston. The newly built Gunter Elementary is within the community.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21224118

YEAR BUILT: 2023

COUNTY: Grayson

TRACT OR SUBDIVIION: Bridges At Preston Xings

LIST DATE: 04/06/2026

CENTURY 21

Judge Fite Company

800.451.8055

AREA:

SQUARE FEET: 2,611

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 1

ACRES: 0.9

LOT SIZE (SQFT): 39,029

INTERIOR FEATURES

FIREPLACE:

- Electric

FLOOR COVERINGS:

- Carpet
- LuxuryVinylPlank

APPLIANCES:

- SomeGasAppliances
- Dishwasher
- ElectricOven
- GasCooktop
- Disposal
- Microwave
- PlumbedForGas

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- Traditional
- Detached

PARKING:

- GarageFacesFront
- Garage
- GarageDoorOpener

LOT DESCRIPTION:

- BacksToGreenbeltPark
- Greenbelt
- InteriorLot
- Landscaped
- OnGolfCourse
- Subdivision
- SprinklerSystem
- FewTrees

ROOF TYPE:

- Composition

YARD/GROUNDS:

- Lighting
- RainGutters

SIDING:

- Brick

POOL TYPE:

- None

FOUNDATION:

- Slab

FENCING:

- WroughtIron

UTILITIES

HEATING/COOLING:

- Central
- Electric

UTILITIES:

- ElectricityAvailable
 - NaturalGasAvailable
 - SewerAvailable
 - SeparateMeters
 - WaterAvailable
 - CableAvailable
-

ADDITIONAL PROPERTY DETAILS

AMENITIES:

- DecorativeDesignerLightingFixtures
- EatInKitchen
- HighSpeedInternet
- KitchenIsland
- Pantry
- CableTv
- WalkInClosets

COMMUNITY:

- Curbs
-

LISTED BY: Lorraine Hursman 

PHONE: 469.733.2198

BROKERED BY: Coldwell Banker Realty Frisco