



**1617 HIGH BRIDGE COURT**  
GUNTER, TX 75058



\$914,900



3,579 sqft



4 beds



3 baths

## DESCRIPTION

\*\*\* LUXURY LIVING MEETS ULTIMATE BACKYARD RETREAT \*\*\* Welcome to this stunning Gutman Custom Home, perfectly positioned on an oversized corner lot and designed for both everyday comfort and exceptional entertaining. Step outside and experience the ultimate backyard oasis - featuring a beautiful custom pool, private golf putting green and lush professionally designed landscaping that creates a true sense of seclusion. Enjoy seamless indoor-outdoor living with an expansive covered patio, complete fireplace and dedicated dining space, plus an elevated sunning area ideal for relaxing. The Sonos sound system with outdoor and arbor speakers is included, making this space perfect for entertaining year round. Inside, the home offers 4 spacious bedrooms, 3 full bathrooms, including a Jack and Jill upstairs layout, a private study, and a large game and media room with custom built-in entertainment center. The open-concept living area showcases a dramatic cathedral ceiling with cedar beam accents, hand scraped hardwood floors and elegant wrought iron staircase. The chef's kitchen is designed to impress with a large island, stainless steel appliances, soft close cabinetry, and a stylish row of upper glass display cabinets....perfect for hosting and everyday life. Other features include foam encapsulation for energy efficiency, an upgraded HVAC split system that is WIFI enabled, tankless water heater for instant hot water, designer quartz and granite finishes, custom-framed mirrors, brushed nickel fixtures and a hand wine and beverage grotto. This Energy Star Certified home blends luxury, efficiency and thoughtful design throughout. All TV's, mounts, outdoor patio and pool furniture and equipment included, and some household furniture will be considered. IMMACULATELY MAINTAINED AND TRULY MOVE-IN READY---THIS IS A MUST SEE PROPERTY. The seller is related to the Listing Broker.

**PROPERTY TYPE:** Residential - Single Family Residence  
**MLS STATUS:** ActiveUnderContract  
**MLS:** 21232871  
**YEAR BUILT:** 2020  
**COUNTY:** Grayson  
**TRACT OR SUBDIVIION:** Bridges At Preston Xing Sec 1  
**LIST DATE:** 04/09/2026

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**  
**SQUARE FEET:** 3,579  
**TOTAL BEDS:** 4  
**FULL BATHS:** 3  
**HALF BATHS:** 0  
**ACRES:** 0.37  
**LOT SIZE (SQFT):** 16,117

## INTERIOR FEATURES

### KITCHEN:

- HomeTheater

### FIREPLACE:

- GasLog
- GasStarter
- LivingRoom
- Masonry
- Outside
- Stone
- WoodBurning

### FLOOR COVERINGS:

- CeramicTile
- Hardwood
- Wood

### APPLIANCES:

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

### WINDOWS:

- Shutters
- WindowCoverings

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

### STYLE:

- ContemporaryModern
- Traditional
- Detached

### PARKING:

- Concrete
- DoorMulti
- DirectAccess
- DoorSingle
- Driveway
- Garage
- GarageDoorOpener
- InsideEntrance
- KitchenLevel
- Oversized
- GarageFacesSide

### LOT DESCRIPTION:

- BackYard
- CornerLot
- CulDeSac
- Lawn
- Landscaped
- Subdivision
- SprinklerSystem

### ROOF TYPE:

- Composition

### YARD/GROUNDS:

- GasGrill
- Lighting
- OutdoorKitchen
- OutdoorLivingArea
- RainGutters

### SIDING:

- Brick

### POOL TYPE:

- Gunite
- Heated
- InGround
- OutdoorPool
- Pool
- PoolSweep
- PoolSpaCombo
- WaterFeature

### FOUNDATION:

- Slab

### FENCING:

- WroughtIron

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## UTILITIES

### HEATING/COOLING:

- Central
- Electric
- EnergyStarQualifiedEquipment
- Fireplaces
- HeatPump
- Propane
- Zoned

### UTILITIES:

- ElectricityConnected
  - NaturalGasAvailable
  - Propane
  - SewerAvailable
  - SeparateMeters
  - WaterAvailable
  - CableAvailable
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## ADDITIONAL PROPERTY DETAILS

### AMENITIES:

- Chandelier
- CathedralCeilings
- DecorativeDesignerLightingFixtures
- DoubleVanity
- GraniteCounters
- HighSpeedInternet
- KitchenIsland
- OpenFloorplan
- Pantry
- SmartHome
- CableTv
- VaultedCeilings
- WalkInClosets
- WiredForSound

### SECURITY FEATURES:

- SecuritySystemOwned
- SecuritySystem
- SmokeDetectors

### COMMUNITY:

- Curbs
  - PuttingGreen
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**LISTED BY:** Randall Tarpley 

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**BROKERED BY:** Tarpley, REALTORS