



**1732 BIG BEND BOULEVARD**  
FAIRVIEW, TX 75069



\$2,295,000



6,679 sqft



4 beds



6 baths

## DESCRIPTION

A slice of heaven! This stunning Toll Brothers home sits on ONE ACRE, featuring a gorgeous pool & spa on a quiet cul-de-sac, with a beautiful tree-lined backyard, located in top-rated Lovejoy ISD. Step into luxury living in this beautifully updated 4-bedroom, 5.5-bath custom home with a rare 5-car garage. This home has been extensively upgraded with high-end finishes throughout, featuring a brand-new tiled kitchen, new premium countertops, and a luxurious primary bathroom with a spa-style soaking tub and jacuzzi. The upstairs showcases elegant wood flooring, complemented by fresh interior and exterior paint, along with approximately 4,000 sq. ft. of professionally installed turf. All appliances are brand new, including a premium Sub-Zero refrigerator. Enjoy complete peace of mind with 24-7 security, including 360-degree camera coverage inside and outside the home. Designer chandeliers and smart lighting enhance the space, all seamlessly controlled via a mobile app for both interior and exterior settings. A state-of-the-art home theater delivers an exceptional entertainment experience, featuring a Sony projector, premium surround sound system, and an oversized screen—an investment of approximately \$100,000. The backyard is designed for both relaxation and entertaining, offering a kids' playground with two slides, two newly built decks, and a pergola. Expansive pocket doors create a seamless indoor-outdoor connection, filling the home with natural light and offering stunning, uninterrupted views.

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

**MLS STATUS:** Active

**MLS:** 21233518

**YEAR BUILT:** 2017

**COUNTY:** Collin

**TRACT OR SUBDIVIION:** Parkside At Fairview

**LIST DATE:** 04/30/2026

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**

**SQUARE FEET:** 6,679

**TOTAL BEDS:** 4

**FULL BATHS:** 5

**HALF BATHS:** 1

**ACRES:** 1

**LOT SIZE (SQFT):** 43,647

## INTERIOR FEATURES

### KITCHEN:

- HomeTheater

### FIREPLACE:

- GasLog

### FLOOR COVERINGS:

- Carpet
- Tile
- Wood

### APPLIANCES:

- DoubleOven
- Dishwasher
- ElectricOven
- GasCooktop
- Disposal
- TanklessWaterHeater
- VentedExhaustFan

### WINDOWS:

- BayWindows
- WindowCoverings

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

### STYLE:

- Traditional
- Detached

### PARKING:

- GarageFacesFront
- Garage
- GarageDoorOpener
- GarageFacesSide

### LOT DESCRIPTION:

- BackYard
- BacksToGreenbeltPark
- Greenbelt
- InteriorLot
- Lawn
- Landscaped
- Subdivision

### ROOF TYPE:

- Composition

### SIDING:

- Brick
- Rock
- Stone

### POOL TYPE:

- Fenced
- InGround
- OutdoorPool
- Pool

### FOUNDATION:

- Slab

### FENCING:

- Gate
- Metal

## UTILITIES

### HEATING/COOLING:

- Central
- NaturalGas

### UTILITIES:

- CableAvailable
- ElectricityConnected
- NaturalGasAvailable
- SepticAvailable
- SeparateMeters
- UndergroundUtilities
- WaterAvailable

## ADDITIONAL PROPERTY DETAILS

### AMENITIES:

- Chandelier
- DoubleVanity
- EatInKitchen
- HighSpeedInternet
- MultipleMasterSuites
- OpenFloorplan
- WalkInClosets

### SECURITY FEATURES:

- CarbonMonoxideDetectors
- FireSprinklerSystem
- SmokeDetectors

### COMMUNITY:

- TrailsPaths

LISTED BY: Deangela Whitlock 

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BROKERED BY: Matlock Real Estate Group