

CENTURY 21

Judge Fite Company



601 BOSQUE RIVER DRIVE

MCKINNEY, TX 75071



\$529,990



2,635 sqft



4 beds



3 baths

DESCRIPTION

Welcome home to 601 Bosque River, a beautifully positioned 1 Story, corner-lot property in the highly sought after master planned community of Trinity Falls in McKinney. This expansive, open-concept residence offers a thoughtfully designed layout with ample room to live and entertain. Step inside to a welcoming entry corridor that branches into distinct areas of the house. To the left, you'll find two well-appointed bedrooms connected by a shared bathroom, ideal for guests, along with a third bedroom nearby that provides a more private space for family members. Continuing through the hallway, the utility room is conveniently located on the right, just steps from the spacious three-car garage. Farther ahead, the floor plan opens into a bright and airy dining and living area, filled with natural light streaming through large windows. At the rear of the main living space, the generous kitchen features an oversized island and flows seamlessly into a comfortable breakfast nook. Tucked behind the living area, the primary suite serves as a relaxing retreat, complete with an en suite bathroom offering dual vanities, a tub and shower combination, and a large walk-in closet. Outside, enjoy a covered patio overlooking a sizable backyard with plenty of green space. This well-maintained property sits on an oversized lot, adding to its appeal. Residents of Trinity Falls enjoy access to an array of amenities, including community lounges, scenic trails, lakes, pools, a dog park, playgrounds, and more. Schedule your showing today and experience everything this exceptional home has to offer!

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21237172

YEAR BUILT: 2019

COUNTY: Collin

TRACT OR SUBDIVIION: Trinity Falls Planning Unit 2 Ph 2

LIST DATE: 04/16/2026



Jenny Kwon

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AREA:

SQUARE FEET: 2,635

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 0

ACRES: 0.23

LOT SIZE (SQFT): 9,888

INTERIOR FEATURES

FIREPLACE:

- GasStarter
- LivingRoom

FLOOR COVERINGS:

- Carpet
- CeramicTile
- Wood

APPLIANCES:

- Dishwasher
- ElectricOven
- GasCooktop
- Disposal
- GasWaterHeater
- Microwave

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE: <ul style="list-style-type: none">● Traditional● Detached	PARKING: <ul style="list-style-type: none">● DoorSingle● GarageFacesFront● Tandem	LOT DESCRIPTION: <ul style="list-style-type: none">● BackYard● CornerLot● InteriorLot● Lawn● Landscaped● Subdivision● SprinklerSystem
ROOF TYPE: <ul style="list-style-type: none">● Composition	YARD/GROUNDS: <ul style="list-style-type: none">● RainGutters	SIDING: <ul style="list-style-type: none">● Brick● Rock● Stone
POOL TYPE: <ul style="list-style-type: none">● None● Community	FOUNDATION: <ul style="list-style-type: none">● Slab	FENCING: <ul style="list-style-type: none">● Wood

UTILITIES

HEATING/COOLING: <ul style="list-style-type: none">● Central● NaturalGas● Zoned	UTILITIES: <ul style="list-style-type: none">● MunicipalUtilities● SewerAvailable● SeparateMeters● UndergroundUtilities● WaterAvailable
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ADDITIONAL PROPERTY DETAILS

AMENITIES: <ul style="list-style-type: none">● DecorativeDesignerLightingFixtures● EatInKitchen● HighSpeedInternet● KitchenIsland● OpenFloorplan● Pantry● VaultedCeilings● WalkInClosets	SECURITY FEATURES: <ul style="list-style-type: none">● CarbonMonoxideDetectors● SmokeDetectors
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COMMUNITY:

- Clubhouse
- Playground
- Park
- Pool
- TrailsPaths

LISTED BY: Jenny Kwon 

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BROKERED BY: C21 Fine Homes Judge Fite