

CENTURY 21[®]

Judge Fite Company



12176 LIVINGSTON WAY

TALTY, TX 75126



\$759,000



3,413 sqft



4 beds



4 baths

DESCRIPTION

Meticulously maintained home in Forney on just over one acre, offering space, functionality, and thoughtful upgrades throughout. With 11-foot ceilings and spacious rooms, this home is designed for both comfortable living and effortless entertaining. The open-concept layout features a large living area with a wood-burning fireplace and luxury vinyl plank flooring throughout—no carpet. The remodeled kitchen serves as the heart of the home, showcasing quartz countertops, soft-close cabinetry and drawers, a beautiful custom vent hood, pot filler, 5-burner gas range, and all new appliances. A reverse osmosis water filtration system adds convenience and quality. A 500-gallon propane tank services the home, including the outdoor grill, and is already plumbed for a future generator. The primary suite offers a private retreat with a garden tub, separate shower, and an oversized walk-in closet with direct access to the laundry room. Two secondary bedrooms share a Jack and Jill bath, while a fourth bedroom near a full bath is ideal for guests. Upstairs provides exceptional flexibility with a media room, home office, additional flex space perfect for a gym or second office, a half bath, and a wet bar. Step outside to a backyard designed for relaxation and entertaining, complete with a saltwater pool, spa, waterfall feature, outdoor kitchen, cabana, and covered patio surrounded by landscaped grounds. Additional highlights include air curtains on exterior doors, fully paid-off solar panels that convey at closing, and a 4-car garage with extra-deep bays for larger vehicles or added storage.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21244305

YEAR BUILT: 2007

COUNTY: Kaufman

TRACT OR SUBDIVIION: Founders Add Ph 1

LIST DATE: 04/21/2026

CENTURY 21

Judge Fite Company

800.451.8055

AREA:

SQUARE FEET: 3,413

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 1

ACRES: 1.23

LOT SIZE (SQFT): 53,709

INTERIOR FEATURES

FIREPLACE:

- LivingRoom
- Masonry
- Stone
- WoodBurning

FLOOR COVERINGS:

- LuxuryVinylPlank

APPLIANCES:

- SomeGasAppliances
- DoubleOven
- Dryer
- Dishwasher
- ElectricOven
- ElectricWaterHeater
- GasCooktop
- Microwave
- PlumbedForGas
- Refrigerator
- WaterPurifier
- Washer

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES


STYLE: <ul style="list-style-type: none">● Detached	PARKING: <ul style="list-style-type: none">● AdditionalParking● Concrete● DoorMulti● Driveway● Garage● GarageDoorOpener● Oversized● GarageFacesSide	LOT DESCRIPTION: <ul style="list-style-type: none">● Acreage● BackYard● Lawn● Landscaped
ROOF TYPE: <ul style="list-style-type: none">● Composition	YARD/GROUNDS: <ul style="list-style-type: none">● OutdoorGrill● OutdoorKitchen	SIDING: <ul style="list-style-type: none">● Brick
POOL TYPE: <ul style="list-style-type: none">● Cabana● Gunite● InGround● OutdoorPool● Pool● Private● PoolSweep● PoolSpaCombo● SaltWater● Waterfall	FOUNDATION: <ul style="list-style-type: none">● Slab	FENCING: <ul style="list-style-type: none">● BackYard● WroughtIron

UTILITIES

HEATING/COOLING: <ul style="list-style-type: none">● ActiveSolar● Central● Electric● Fireplaces	UTILITIES: <ul style="list-style-type: none">● ElectricityAvailable● SepticAvailable● CableAvailable
---	---

ADDITIONAL PROPERTY DETAILS

AMENITIES: <ul style="list-style-type: none">● WetBar● BuiltInFeatures● DecorativeDesignerLightingFixtures● DoubleVanity● EatInKitchen● GraniteCounters● HighSpeedInternet● KitchenIsland● OpenFloorplan● Pantry● CableTv● VaultedCeilings● WalkInClosets	SECURITY FEATURES: <ul style="list-style-type: none">● SmokeDetectors
--	--

LISTED BY: Mandy Cole 
PHONE: 833.242.7007

BROKERED BY: Call It Closed Realty