

CENTURY 21[®]

Judge Fite Company



3009 SPEYBURN

THE COLONY, TX 75056



\$799,900



3,772 sqft



4 beds



4 baths

DESCRIPTION

Significant price reduction to reflect current market conditions and recent neighborhood sales. With just under 4,000 sq ft and a pool, all under \$800,000 makes this meticulously maintained home the best value in the Tribute community. Welcome to the ultimate entertainment hub. Step inside a soaring entryway with hand-scraped hardwoods that lead to a true chef's kitchen featuring quartz counters, a 6-burner gas cooktop, and dual ovens. The entertainment continues upstairs with a massive game room and a one-of-a-kind media room featuring five screens, it's the ultimate turnkey game-day destination. Experience your own private backyard oasis with its sparkling pool, travertine decking, a covered pergola, and a built-in BBQ grill. The low-maintenance turf backyard ensures your weekends are spent relaxing, not mowing. Located in the award-winning lakeside golf community of the Tribute means enjoying an unmatched lifestyle with resort-style pools, splash pad, playgrounds, dog parks, pickleball courts, scenic trails, fishing ponds, kayak launch points, and two award-winning 18-hole golf courses. Do not wait to tour this one, at this price it's sure to not last long.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: ActiveUnderContract

MLS: 21252701

YEAR BUILT: 2013

COUNTY: Denton

TRACT OR SUBDIVIION: Aberdeen At Tribute Ph 2

LIST DATE: 04/30/2026

CENTURY 21

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800.451.8055

AREA:

SQUARE FEET: 3,772

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 1

ACRES: 0.14

LOT SIZE (SQFT): 6,272

INTERIOR FEATURES

FIREPLACE:

- FamilyRoom
- Gas
- GasLog
- GasStarter
- Masonry
- Stone

FLOOR COVERINGS:

- Carpet
- CeramicTile
- Hardwood

APPLIANCES:

- SomeGasAppliances
- DoubleOven
- Dishwasher
- ElectricOven
- GasCooktop
- Disposal
- IceMaker
- Microwave
- PlumbedForGas
- VentedExhaustFan

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- Traditional
- Detached

PARKING:

- GarageFacesFront
- Garage
- GarageDoorOpener

LOT DESCRIPTION:

- InteriorLot
- Landscaped
- Subdivision
- SprinklerSystem

ROOF TYPE:

- Composition

YARD/GROUNDS:

- BuiltInBarbecue
- Barbecue
- OutdoorKitchen
- RainGutters

SIDING:

- Brick
- Rock
- Stone

POOL TYPE:

- InGround
- Pool
- WaterFeature

FOUNDATION:

- Slab

FENCING:

- BackYard
- Fenced
- Wood

UTILITIES

HEATING/COOLING:

- Central
- Fireplaces
- NaturalGas

UTILITIES:

- NaturalGasAvailable
- SewerAvailable
- SeparateMeters
- WaterAvailable
- CableAvailable

ADDITIONAL PROPERTY DETAILS

AMENITIES:

- BuiltInFeatures
- DryBar
- DecorativeDesignerLightingFixtures
- HighSpeedInternet
- KitchenIsland
- OpenFloorplan
- Pantry
- CableTv
- WalkInClosets
- WiredForSound

SECURITY FEATURES:

- CarbonMonoxideDetectors
- FireAlarm

COMMUNITY:

- Curbs
- Sidewalks

LISTED BY: Sandy Roberts 

PHONE: 469.525.5105

BROKERED BY: Berkshire HathawayHS PenFed TX