

CENTURY 21[®]

Judge Fite Company



4013 PRIVATE ROAD 1166

FARMERSVILLE, TX 75442



\$865,000



3,450 sqft



4 beds



4 baths

DESCRIPTION

Nestled on 5+ scenic acres in Redbud Estates, this beautiful 4-bedroom, 3.5-bath custom home offers the perfect blend of peaceful country living and everyday comfort. With 3,450 sq ft, this traditional two-story home features spacious living areas, a private office, and a thoughtfully designed layout ideal for both relaxing and entertaining. The large open kitchen is equipped with granite countertops, a large island, built-in cabinetry, and ample space for gathering, flowing seamlessly into the living and dining areas. The primary suite on the main level is a true retreat featuring a sitting area, jetted tub, dual sinks, a custom walk-in closet, and a built-in safe room for added security and peace of mind. Upstairs, generously sized secondary bedrooms offer walk-in closets and plenty of space for family or guests. Enjoy outdoor living with a covered patio, balcony, and expansive private yard, perfect for taking in the wide-open Texas views. Designed for versatility, the property is horse-friendly and includes a workshop with electricity, RV hookups, and additional storage buildings—ideal for hobbyists, outdoor enthusiasts, or those seeking space to spread out. Located outside city limits with easy access to McKinney, this property delivers the space, privacy, and flexibility you've been looking for—without sacrificing convenience.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21254387

YEAR BUILT: 2006

COUNTY: Hunt

TRACT OR SUBDIVIION: Redbud Estates

LIST DATE: 05/16/2026

CENTURY 21

Judge Fite Company

800.451.8055

AREA:

SQUARE FEET: 3,450

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 1

ACRES: 7

LOT SIZE (SQFT): 304,920

INTERIOR FEATURES

FLOOR COVERINGS:

- Carpet
- Tile
- Wood

APPLIANCES:

- Dishwasher
- ElectricRange
- ElectricWaterHeater
- Disposal
- Microwave

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- Traditional
- Detached
- Farmhouse

PARKING:

- Driveway
- Gravel
- RvAccessParking
- Storage

LOT DESCRIPTION:

- Acreage
- InteriorLot
- Pasture
- PondOnLot
- Subdivision

ROOF TYPE:

- Composition

YARD/GROUNDS:

- Balcony
- Lighting
- PrivateEntrance
- PrivateYard
- RainGutters
- RvHookup
- Storage

SIDING:

- Brick

POOL TYPE:

- None

FOUNDATION:

- Slab

FENCING:

- ChainLink
- Pipe
- Wood

UTILITIES

HEATING/COOLING:

- Central
- NaturalGas

UTILITIES:

- SepticAvailable
 - WaterAvailable
-

ADDITIONAL PROPERTY DETAILS

AMENITIES:

- DecorativeDesignerLightingFixtures
- EatInKitchen
- GraniteCounters
- WiredForSound

SECURITY FEATURES:

- SmokeDetectors
-

LISTED BY: Deirdre Cannon 

PHONE: 214.707.8881

BROKERED BY: RE/MAX Premier