



## 3309 AMHERST AVENUE

UNIVERSITY PARK, TX 75225



\$3,200,000



5,255 sqft



5 beds



7 baths

## DESCRIPTION

Situated in the heart of University Park and zoned for Highland Park ISD, this beautifully crafted five-bedroom home spanning over 5,200 square feet blends timeless architecture with refined modern interiors. The dramatic entry welcomes you with soaring ceilings, marble floors, and a sweeping curved staircase flanked by an elegant study and formal dining room that immediately set the tone for the home's elevated design. Designed for both everyday living and effortless entertaining, the spacious family room features custom built-ins, a statement fireplace, and walls of windows overlooking the outdoor living spaces while filling the home with natural light. The chef's kitchen is both functional and stunning with professional-grade appliances, ample prep space, an oversized quartzite island, custom cabinetry, generous seating, and an inviting breakfast area. Upstairs, the luxurious primary suite offers a true retreat with a dual-sided fireplace, spa-inspired bath, soaking tub, dual vanities, and oversized walk-in closet. The second floor also includes three additional bedrooms, three baths and a dedicated media room with wet bar, ideal for movie nights and gatherings. A versatile third-floor bonus space with Juliet balcony functions perfectly as a guest suite, fifth bedroom, gym, or flex space. Outdoor living is equally impressive with a covered patio, built-in grilling area, fireplace, pool, turfed side yard, electric gated entry, and beautifully landscaped grounds designed for year-round enjoyment. Walking distance to Snider Plaza, SMU, Curtis Park and more.

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

**MLS STATUS:** Active

**MLS:** 21259803

**YEAR BUILT:** 2009

**COUNTY:** Dallas

**TRACT OR SUBDIVIION:** University Heights Rev

**LIST DATE:** 05/08/2026

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**

**SQUARE FEET:** 5,255

**TOTAL BEDS:** 5

**FULL BATHS:** 5

**HALF BATHS:** 2

**ACRES:** 0.16

**LOT SIZE (SQFT):** 6,969

## INTERIOR FEATURES

### KITCHEN:

- SatelliteDish

### FIREPLACE:

- Decorative
- GasLog
- GasStarter
- Masonry
- PrimaryBedroom
- SeeThrough

### FLOOR COVERINGS:

- Carpet
- Marble
- Wood

### APPLIANCES:

- BuiltInRefrigerator
- Dishwasher
- ElectricOven
- GasCooktop
- Disposal
- IceMaker
- Microwave
- Range
- Refrigerator
- SomeCommercialGrade

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

<b>STYLE:</b> <ul style="list-style-type: none"><li>● Traditional</li><li>● Detached</li></ul>	<b>PARKING:</b> <ul style="list-style-type: none"><li>● DoorSingle</li><li>● Garage</li><li>● GarageDoorOpener</li></ul>	<b>LOT DESCRIPTION:</b> <ul style="list-style-type: none"><li>● InteriorLot</li><li>● Landscaped</li><li>● SprinklerSystem</li></ul>
<b>ROOF TYPE:</b> <ul style="list-style-type: none"><li>● Composition</li></ul>	<b>YARD/GROUNDS:</b> <ul style="list-style-type: none"><li>● Lighting</li><li>● OutdoorLivingArea</li><li>● RainGutters</li></ul>	<b>SIDING:</b> <ul style="list-style-type: none"><li>● Brick</li><li>● Rock</li><li>● Stone</li></ul>
<b>POOL TYPE:</b> <ul style="list-style-type: none"><li>● Gunite</li><li>● InGround</li><li>● Pool</li><li>● WaterFeature</li></ul>	<b>FOUNDATION:</b> <ul style="list-style-type: none"><li>● Combination</li><li>● PillarPostPier</li></ul>	<b>FENCING:</b> <ul style="list-style-type: none"><li>● Gate</li><li>● Wood</li><li>● WroughtIron</li></ul>

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## UTILITIES

<b>HEATING/COOLING:</b> <ul style="list-style-type: none"><li>● Central</li><li>● NaturalGas</li></ul>	<b>UTILITIES:</b> <ul style="list-style-type: none"><li>● NaturalGasAvailable</li><li>● SewerAvailable</li><li>● SeparateMeters</li><li>● WaterAvailable</li><li>● CableAvailable</li></ul>
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## ADDITIONAL PROPERTY DETAILS

<b>AMENITIES:</b> <ul style="list-style-type: none"><li>● WetBar</li><li>● DecorativeDesignerLightingFixtures</li><li>● HighSpeedInternet</li><li>● MultipleStaircases</li><li>● CableTv</li><li>● VaultedCeilings</li><li>● WiredForSound</li></ul>	<b>SECURITY FEATURES:</b> <ul style="list-style-type: none"><li>● SecuritySystem</li><li>● FireAlarm</li><li>● SmokeDetectors</li><li>● SecurityLights</li></ul>
<b>COMMUNITY:</b> <ul style="list-style-type: none"><li>● Curbs</li><li>● Sidewalks</li></ul>	

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**LISTED BY:** Marc Hernandez 

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**BROKERED BY:** Compass RE Texas, LLC.