

810 Oak View Drive, Oak Point, Texas 75068

MLS#: 20442498 **N** Active[810 Oak View Drive Oak Point, TX 75068-3071](#)**LP:** \$1,240,000**Property Type:** Residential**SubType:** Single Family

Also For Lease: N **Lst \$/SqFt:** \$319.42
Subdivision: Eagles Landing Sec One
County: Denton **Lake Name:**
Country: United States **Lse MLS#:**
Parcel ID: [R169758](#) **Plan Dvlpm:**
Lot: 28 **Block:** **MultiPrcl:** No **MUD Dst:** No
Legal: EAGLES LANDING SEC ONE LOT 28
Unexmpt Tx: \$11,969
Spcl Tax Auth: No

Beds: 4 **Tot Bth:** 3 **Liv Area:** 3
Fireplc: 3 **Full Bath:** 3 **Din Area:** 2 **Pool:** Yes
Half Bath: 0 **Adult Community:** No
Smart Home App/Pwd: No

SqFt: 3,882/Assessor
Yr Built: 1994/Assessor/Preowned
Lot Dimen:
Subdivide?: No
HOA: Mandatory
Access Unit: No

Hdcp Am: No **Garage:** Yes/3
Horses?: Yes **Attch Gar:** Yes
Attached: No **# Carport:** 0
Acres: 2.025 **Cov Prk:** 3
HOA Dues: \$350/Annually
AccUnit SF: **Unit Type:**

School Information

School Dist: Little Elm ISD
Elementary: Oak Point **Middle:** Jerry Walker **High:** Little Elm

Rooms

<u>Room</u>	<u>Dimen / Lvl</u>	<u>Features</u>	<u>Room</u>	<u>Dimen / Lvl</u>	<u>Features</u>
Living Room	19 x 17 / 1	Built-in Cabinets, Fireplace	Den	16 x 16 / 1	Ceiling Fan(s), Fireplace
Bonus Room	17 x 15 / 2	Ceiling Fan(s)	Kitchen	17 x 13 / 1	Breakfast Bar, Built-in Cabinets, Butlers Pantry, Granite/Granite Type Countertop, Kitchen Island, Water Line to Refrigerator
Dining Room	14 x 12 / 1		Breakfast Rm	12 x 11 / 1	
Bedroom-Primary	19 x 19 / 1	Dual Sinks, Ensuite Bath, Fireplace, Jetted Tub, Separate Shower, Walk-in Closet(s)	Bedroom	13 x 12 / 1	Ceiling Fan(s), Split Bedrooms, Walk-in Closet(s)
Bedroom	13 x 12 / 2	Ceiling Fan(s), Walk-in Closet(s)	Bedroom	11 x 11 / 2	
Bath-Full	/ 2	Jack & Jill Bath	Utility Room	9 x 6 / 1	Built-in Cabinets, Separate Utility Room, Sink in Utility

General Information

Housing Type: Single Detached **Fireplace Type:** Den, Living Room, Master Bedroom, Stone, Wood Burning
Style of House: Traditional **Flooring:** Carpet, Slate, Tile, Wood
Lot Size/Acres: 1 to < 3 Acres **Levels:** 2
Soil: Sandy Loam **Type of Fence:** Back Yard, Partial, Wood
Heating: Central, Heat Pump, Zoned **Cooling:** Ceiling Fan(s), Central Air, Electric, Zoned
Roof: Composition **Accessible Ft:**
Windows: Skylights(s), Window Coverings **Cmplx Appv For:**
Construction: Brick **Patio/Porch:** Patio
Crops/Grasses: **Vegetation:** Partially Wooded
Foundation: Slab **Special Notes:** Deed Restrictions
Basement: No **Listing Terms:** Cash, Conventional
Possession: Other

Features

Appliances: Dishwasher, Disposal, Electric Cooktop, Electric Oven, Electric Water Heater, Microwave, Oven-Double, Trash Compactor
Laundry Feat: Dryer - Electric Hookup, In Utility Room, W/D - Full Size W/D Area, Washer Hookup
Interior Feat: Built-in Features, Flat Screen Wiring, Granite Counters, High Speed Internet Available, Kitchen Island, Open Floorplan, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Exterior Feat: Fire Pit, Outdoor Kitchen, Playground, Stable/Barn
Park/Garage: Garage Door Opener, Garage Faces Side

Pool Features: Cabana, Fiberglass, Heated, In Ground, Pool/Spa Combo
Street/Utilities: Aerobic Septic, Asphalt, Co-op Electric, Co-op Water, Individual Water Meter, Propane, Underground Utilities, Well
Lot Description: Acreage, Interior Lot, Landscaped, Many Trees, Native - Oak, Pasture, Sprinkler System, Subdivision, Varied
Common Feat: Fishing, Park, Playground
HOA Includes: Full Use of Facilities
Other Structures: Cabana, Stable(s), Storage
Restrictions: Deed
Easements: Drainage

Remarks

Property Description: Nestled within the desirable Eagles Landing nbrhd in Oak Point, this custom home sits on 2+ wooded acres with a pool and barn. The home is well maintained, nicely updated and boasts an inviting open concept, a main living area with fireplace & wet bar, a formal living with fireplace, and an upstairs bonus room. The attractive kitchen is a standout feature accompanied by a butler's pantry and 2 dining areas. There are 4 bedrooms (2 down, 2 up) & the large primary is a private retreat, complete with its own fireplace & ensuite bath. The fenced backyard is a true paradise featuring an elevated patio overlooking an inground pool with spa and a rustic-inspired pergola with an outdoor kitchen, stone bar, & a TV. Beyond the backyard is a fenced area tailored for horses with a 3-stall barn & nbrhd trails to ride on. Oak Point offers a prime location on the northeastern shores of Lake Lewisville & is home to the Dallas Corinthian Yacht Club & several polo clubs, all a quick golf cart ride away.

Public Driving Directions: From Yacht Club Rd., Right into Eagles Landing, Left on Oak View. 2nd home on right.

Agent/Office Information

Lst Ofc: KELLER WILLIAMS REALTY

Lst Agt: [DUTCH WIEMEYER](#)

Prepared By: DUTCH WIEMEYER KELLER WILLIAMS REALTY on 09/30/2023 10:09

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