



Bayberry II

HOMES FROM
\$426,990

CLASSIC SERIES

ARCADIA TRAILS CLASSIC 60

124 WHISTLING DUCK DRIVE, BALCH SPRINGS, TX 75181

Formerly "Dewberry II" Floor Plan

3,026
SQUARE FEET

4
BEDROOMS

2.5
BATHROOMS

2
CAR GARAGE



ELEVATION D



ELEVATION A

ELEVATION A



ELEVATION AS

ELEVATION AS



ELEVATION C

ELEVATION C



ELEVATION CS

ELEVATION CS





Bayberry II

ARCADIA TRAILS CLASSIC 60

124 WHISTLING DUCK DRIVE, BALCH SPRINGS, TX 75181

BAYBERRY II WITH OPTIONAL BATH 3 ENSUITE



Bayberry II
Formerly Dewberry II
Opt. Bath 3 Ensuite



This brochure is for general informational purposes and is to be used as a guide only. Changes may be made during the development process and floor plans, dimensions, fixtures, fittings, finishes and specifications are subject to change without notice. Window placement, balcony configuration, wardrobe sizes and living areas may vary slightly within each plan type. EQUAL HOUSING OPPORTUNITY.



Document generated Jun 20, 2026. Prices, plans, square footage, features, amenities and materials are subject to change at any time without notice and vary among communities. Listed prices are for informational purposes only, are not binding, and do not create any contractual obligation(s). The price of any home is dependent on numerous factors, all of which are unique to a specific home, and is not guaranteed until specified in a binding contract. Pricing of elevations and additional optional beds/baths varies per plan. Some plans require a premium homesite. Renderings of homes are artist concepts and may not reflect exact colors and materials. Verify current tax rates & jurisdictions with the appropriate taxing authority.



Bayberry II

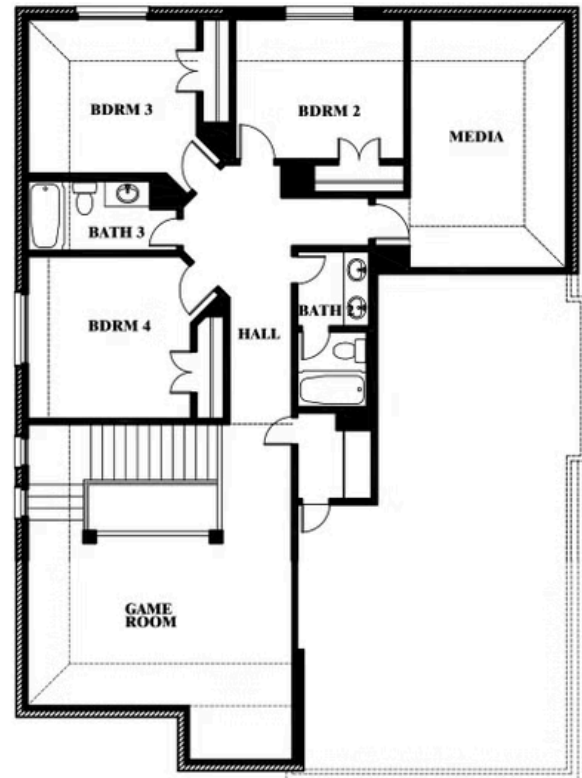
ARCADIA TRAILS CLASSIC 60

124 WHISTLING DUCK DRIVE, BALCH SPRINGS, TX 75181

BAYBERRY II WITH OPTIONAL BATH 3



Bayberry II
Formerly Dewberry II
Opt. Bath 3



This brochure is for general informational purposes and is to be used as a guide only. Changes may be made during the development process and floorplans, dimensions, fixtures, fittings, finishes and specifications are subject to change without notice. Window placement, balcony configuration, wardrobe sizes and living areas may vary slightly within each plan type. EQUAL HOUSING OPPORTUNITY





Bayberry II

ARCADIA TRAILS CLASSIC 60

124 WHISTLING DUCK DRIVE, BALCH SPRINGS, TX 75181

BAYBERRY II FLOOR PLAN



Bayberry II Formerly Dewberry II



This brochure is for general informational purposes and is to be used as a guide only. Changes may be made during the development process and floorplans, dimensions, fixtures, fittings, finishes and specifications are subject to change without notice. Window placement, balcony configuration, wardrobe sizes and living areas may vary slightly within each plan type. EQUAL HOUSING OPPORTUNITY



Document generated Jun 20, 2026. Prices, plans, square footage, features, amenities and materials are subject to change at any time without notice and vary among communities. Listed prices are for informational purposes only, are not binding, and do not create any contractual obligation(s). The price of any home is dependent on numerous factors, all of which are unique to a specific home, and is not guaranteed until specified in a binding contract. Pricing of elevations and additional optional beds/baths varies per plan. Some plans require a premium homesite. Renderings of homes are artist concepts and may not reflect exact colors and materials. Verify current tax rates & jurisdictions with the appropriate taxing authority.