

349 Aurora Hills Trail

BURLESON, TX 76028

PARKS AT PANCHASARP FARMS 65

MAGNOLIA II FLOOR PLAN

PRICED AT

~~\$628,992~~ **\$569,900**

3430

SQUARE FEET

5

BEDROOMS

3.0

BATHROOMS

2.5

CAR GARAGE

Available August 2025



READY THIS SUMMER with a FABULOUS GREENBELT VIEW + up to \$20K in FINANCING INCENTIVES for an August closing! This Magnolia II by Bloomfield Homes is an expansive, luxury 2-story with 5 beds, 3 baths, game room, media room and 2.5-car garage – extra deep for Texas-sized trucks – with 100 sq ft of bonus storage. Elegant white brick exterior with 8 ft Mahogany and glass front door, cedar garage door, upstairs balcony and lush landscaping. Inside you'll find a transitional warm and elegant color palette, stacked stone to ceiling direct vent fireplace, hardwood floors in main living areas, plush carpet and designer tile selections.

Downstairs features the luxury primary suite, a spacious guest room and a flex room perfect for a formal dining, open home office or creative space. Upstairs boasts 3 large secondary bedrooms, a split bathroom with 2 sinks, a game room with balcony access and an enclosed media room. The chef's kitchen impresses with built-in stainless appliances, gas cooktop, double convection oven, wood vent hood, exotic quartz countertops, stunning mosaic backsplash and generous island. Quartz counters in all bathrooms. Extensive storage in the pantry and three additional storage closets throughout!

Outdoor living includes a covered patio with gas drop for grilling, a backyard siding to a greenbelt park, 6 ft stained wood fencing with metal posts, 2 gates and wrought iron fencing along the view. Home also includes 2" faux wood blinds, full gutters, front yard landscaping and fully sodded yard with sprinkler system. Located in a highly desirable community with

wonderful social activities, swimming pool, playgrounds, walking trails, and top-rated Joshua ISD schools. Our Brand-New, on-site elementary school is now under construction!!



Document generated Jul 23, 2025. Prices, plans, square footage, features and materials are subject to change at any time without notice and vary among communities. Listed prices are for informational purposes only 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 vary per plan. Some plans require a premium homesite. Please ask the Community Manager for details. Renderings of homes are artist concepts and may not reflect exact colors and materials.