BLOOMFIELD HOMES



COMMUNITY SALES MANAGER
Matt Conedera
CELL: (682) 318-4026
SALES OFFICE: 972-223-2230

2,098 – 4,226	3 – 6	2 – 5.5	2 – 2.5
SQUARE FEET	BEDROOMS	BATHROOMS	CAR GARAGE

Addison Hills Classic 80s

MODELS

1706 Baldwin Drive, Cedar Hill, TX 75104 | **Seaberry II**
1702 Baldwin Drive, Cedar Hill, TX 75104 | **Caraway**











Addison Hills is set in one of the most naturally striking parts of Cedar Hill. Here, the land rises gently, the trees have been growing for decades, and the surroundings feel quieter than you'd expect. It may sit within reach of the Metroplex, but it offers a welcome break from everything that comes with it.

The neighborhood is close to some of Cedar Hill's best outdoor spaces. Residents can spend their weekends at Joe Pool Lake, Cedar Hill State Park, or the Dogwood Canyon Audubon Center. For errands or evenings out, shopping and dining are just minutes away. Highway 67, Interstate 35E and Interstate 20 keep the rest of the Metroplex well within reach while preserving a strong sense of separation.

Bloomfield Homes is offering a tailored collection of our Classic Series floor plans in Addison Hills, with home sizes ranging from comfortable single stories to expansive two-story layouts over 4,200 square feet. Each floor plan was thoughtfully selected to suit the land, the setting, and the needs of today's homebuyers. Homes sit on wide 60- and 80-foot lots, offering spacious yards and a strong street presence. Brick and stone exteriors create a finished look from the curb, and every home includes gas utilities and our well-rounded list of included features that deliver lasting value.

Addison Hills is a smaller, thoughtfully planned community with fewer homes, larger lots, and direct access to some of Cedar Hill's best amenities. If you're looking for new homes for sale in Cedar Hill, TX, this neighborhood is worth a closer look.

EQUAL HOUSING OPPORTUNITY

Document generated Nov 29, 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.

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Community Amenities:

- Playground
- Trails
- Pond

Local Area Amenities:

- Cedar Hill State Park
- Dogwood Canyon Audubon Center
- Multiple Parks - Visit Parks & Recreation Department | Cedar Hill, TX - Official Website

Utilities:

- Electric: Reliant | 866.222.7100
- Gas: Atmos | 888.286.6700
- Internet Provider: FisionX (Service billed monthly through HOA, separately from the annual dues)
- Water: City of Cedar Hill | 469-272-2931
- Trash & Recycling: Waste Management | 972. 315.5400

Police & Fire:

- Police Department: 972.291.5181
- Fire Department: 972.291.1011

⚠️ **HOA SPECIAL NOTE:** The total annual cost for 2026 is **$999**, including HOA assessments and internet service. Effective January 1, 2027, the total annual cost will increase to **$1,024**. The HOA assessment amount below is billed annually, while internet service is billed separately each month to your home billing address.

HOA

$450/year
WRMC
855-435-4596

Tax

Rate Per $100
2.30

Schools

District	Cedar Hill ISD
Elementary	Plummer Elementary
Middle	W.S. Permenter Middle School
High	Cedar Hill High School

Driving Directions

Whether traveling from Dallas or Fort Worth on I-20, take 67 South to N. Duncanville Rd. Turn onto N. Duncanville Rd and travel 5 miles south on N. Duncanville Rd to the community. The community will be on your left.

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