BLOOMFIELD HOMES



COMMUNITY SALES MANAGER

Peter Youssef

CELL: (682) 362-9970

SALES OFFICE: (682) 214-4844

Mosaic

2,250 – 4,226	3 – 6	2 – 5.5	2 – 3
SQUARE FEET	BEDROOMS	BATHROOMS	CAR GARAGE

Prosper ISD | Signature Series

MODEL

4005 Linear Drive, Celina, TX 75078 | **Seaberry II**











Mosaic is where living well becomes an everyday art form. Nature, connection, and celebration come together, turning simple moments into something extraordinary. A thoughtfully designed community awaits, where each day invites adventure. Just north of the Dallas North Tollway, this master-planned neighborhood blends the convenience of nearby Prosper with the welcoming character of a small-town setting. Complete with food truck nights, peaceful lake views, and a lazy river that encourages a slower pace.

Miles of trails, greenbelts and pocket parks create natural connections between homes and future amenities. Whether you're heading out for a morning run or an evening walk, fresh air and open skies are always close.

At the heart of the community, a dynamic amenity center featuring a resort-style pool, fitness facilities and social spaces is planned to unfold. You can look forward to outdoor lounges, creative play structures and community events that foster a vibrant atmosphere for all residents.

Bloomfield's Signature Series homes offer flexible floor plans with open-concept living, gourmet kitchens, and generous outdoor space. We build with buyers in mind, providing more standard features at the base price than anyone else on the block.

Mosaic is served by Prosper ISD, known for its commitment to academic excellence and student success. Whether you're browsing Celina homes or exploring the area firsthand, this is more than a place to live - it's a place to belong.

Ready to find your piece of the masterpiece?

EQUAL HOUSING OPPORTUNITY

Document generated Nov 3, 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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Amenities:

The River Amenity Center

- Lazy River & Play Spaces
- Lake with Fishing Pier
- Indoor and Outdoor Social Gathering Areas
- Playground
- Creative Play Structure
- Fitness Center
- Outdoor Fire Pits
- Sand Volleyball

Parks & Nature Trails

- Over 100 acres of the community are preserved for open spaces and parks
- Hike and bike trails

Utilities:

Water & Sewer:

- City of Celina Water & Sewer – (972) 382-3345
- Marilee SUD – (972) 382-3222

Gas & Electricity : CoServ – (940) 321-7800

Cable, Internet & Phone:

- AT&T U-verse – (855) 797-8303
- Optimum – (469) 715-2583
- Tier One – (800) 288-0722
- Speed of Light – (866) 599-7652

Trash & Recycling: City of Celina – 972.382.3345

Police & Fire:

- Police – 972.547.5350
- Fire – 972.382.2653

HOA

$148/month
CCMC
469-275-6817

Tax

Rate Per $100
2.04

PID
Mosaic Public Improvement District - See Community Manager for Details

Schools

District	Prosper ISD
Elementary	VW Smothermon Elementary
Middle	Pete Moseley Middle School or Wm. Rushing Middle School
High	Richland High School

Driving Directions

From Dallas North Tollway heading north, take Hwy 380 west, then merge onto South Dallas Parkway. Take a left on Frontier Parkway, a right on Sunrise Lane, then take the first exit at the traffic circle onto Meander Way; Mosaic will be on your left.

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