


COMMUNITY SALES MANAGER
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7825 Barley Field Street

JOSHUA, TX 76058
SILO MILLS CLASSIC 60
MAGNOLIA II FLOOR PLAN
PRICED AT
\$558,580 \$491,990
3430
SQUARE FEET
4
BEDROOMS
3.5
BATHROOMS
2.5
CAR GARAGE

ELEVATION AS

4% Seller Contribution! Apply it toward closing costs or a rate buydown.* This Magnolia II is set on a desirable greenbelt lot that adds extra separation at the rear and creates a calm backdrop for the home's two-story layout. With 4 bedrooms, 3 baths, powder bath, a study, a game room, a media room, and a 2.5-car garage, the plan balances upgraded design selections with thoughtful room placement. The exterior combines brick and stone for a strong visual profile, and the extended covered porch sets the tone for the detailed finishes found throughout the interior. Glass French doors leading to the study and an open formal dining room bookend the foyer entrance. Moving into the main living space, the family room draws attention with stacked stone reaching the ceiling at the fireplace and a span of windows that frame the greenbelt view. The Deluxe Kitchen sits nearby and features painted Shaker cabinetry in a soft neutral palette, Moon White granite, a gas cooktop, built-in oven, upgraded backsplash, pendant lighting, and a functional island that supports everyday workflows. The casual breakfast nook connects directly to the extended covered patio equipped with a gas stub, creating an easy transition to outdoor cooking options. The first-floor primary suite includes a large shower, soaking tub, separate vanity spaces, and an extended walk-in closet, while a mud bench in the laundry room helps maintain organization. Upstairs, the game room anchors the second level and leads to the media room and 3 secondary bedrooms supported by 2 full baths. Laminate flooring extends through the common areas, with tile in wet rooms and carpet in the bedrooms and upper-level spaces for comfort. Additional upgrades include window coverings, black hardware accents, full gutters, and a tankless water heater. Silo Mills provides community connection through amenities such as a pool, playground, trails, and open green spaces. Visit Bloomfield's model to find out more!

***Offer valid only on select inventory homes contracted on or before December 31, 2025. Not redeemable for cash. Subject to change without notice. Bloomfield Homes, L.P. is not a lender. See community manager for details.**



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