BLOOMFIELD HOMES



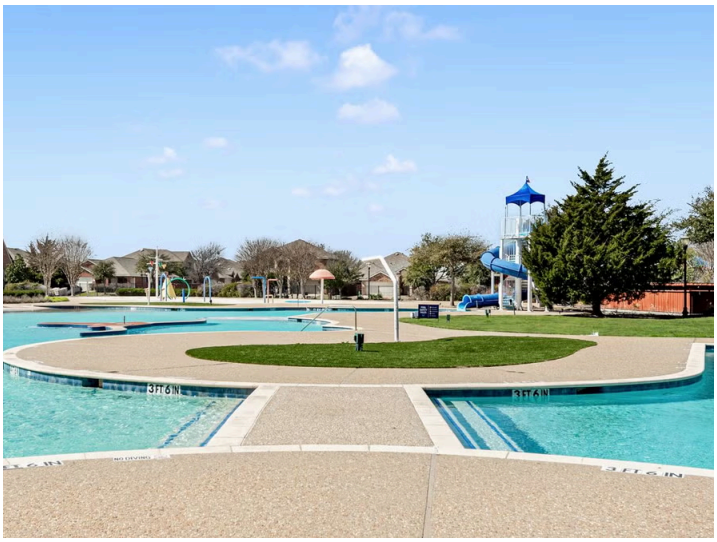
COMMUNITY SALES MANAGER
James Green
CELL: (682) 457-4053
SALES OFFICE: (972) 232-7538

2,235 – 4,226	3 – 6	2 – 5.5	2 – 3
SQUARE FEET	BEDROOMS	BATHROOMS	CAR GARAGE

Bear Creek Classic 60

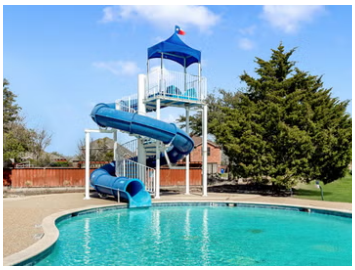
MODELS

144 Burnett Drive, Lavon, TX 75166 | **Cypress II**
285 London Drive, Lavon, TX 75166 | **Rose II**
156 Burnett Drive, Lavon, TX 75166 | **Willow II**











Come discover Grand Heritage, the award-winning master-planned community located near stunning Lake Lavon and Lake Ray Hubbard in Lavon, TX!

Nestled just northeast of Dallas, this community offers outdoor activities including boating and fishing. You'll love the six million dollar resort-style pool and amenities center- plus with new schools adjacent to the community, Grand Heritage is an exclusive lifestyle for students.

With convenient access to major cities and direct thoroughfares to the city, Grand Heritage is the perfect blend of luxury and convenience. Bloomfield Homes offers the impressive collection of Classic and Elements Series floor plans, making this community an the ultimate destination for homebuyers.

Join the Grand Heritage family today!

EQUAL HOUSING OPPORTUNITY

Document generated Nov 9, 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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Bear Creek Classic 60

Community Amenities:

- Playground
- Park
- Clubhouse for Homeowner Events
- 2 Community Pools
- Trails
- Fitness Gym
- 3 Fishing Ponds
- 3 Event Rooms

Local Area Amenities:

- Parks and Recreation
- Collin Park Marina
- In-Sync Exotics Wildlife Sanctuary
- Historic Downtown Wylie

Utilities:

- Electric: Farmers Electric Co-op 903.455.1715
- Gas: Atmos Energy 888.286.6700
- Water: Bear Creek SUD 972.843.2101
- Internet Provider: Spectrum 855.860.9068
- Trash & Recycling: Community Waste Disposal 972.392.9300
- Police Department: 972.547.5350
- Fire Department: 469.356.1239

Police & Fire

Police 972.547.5350

Fire 469.356.1239

HOA

$1,383/year
Grand Heritage HOA
(972) 843-4222

Tax

Rate Per $100
1.91

PID
Heritage Public Improvement District No.1. Contact Community manager for more details.

Schools

District	Community ISD
Elementary	Nesmith Elementary School
Middle	Edge Middle School
High	Community High School

Driving Directions

From Dallas, Take I-30 East to Exit 69, Go North on John L. King Blvd. Turn right on Hwy 205. Turn right on FM 483, continuing towards Lavon Trail Parkway stop sign. Go straight onto Presidents Blvd., then turn left at London Drive. Our model home will be on the left.

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