



# 438 London Drive

LAVON, TX 75166

**3 Car Garage!**

BAYBERRY III FLOOR PLAN

<b>3,261</b> SQUARE FEET	<b>5</b> BEDROOMS	<b>3.5</b> BATHROOMS	<b>3</b> CAR GARAGE
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**BEAR CREEK CLASSIC 60**

PRICED AT

\$573,218

**\$489,990**

MODEL HOME • 144 BURNETT DRIVE | CYPRESS II

MODEL HOME • 156 BURNETT DRIVE | WILLOW II

Move-In Ready



**\$10K towards closing costs regardless of lender!** Our Bayberry III plan seamlessly blends elegance and practicality, featuring a Jack-and-Jill Bath upstairs and a covered balcony off the Game Room, creating three distinct outdoor living spaces for added enjoyment. The contemporary layout offers 5 bedrooms, 3 full baths, a powder bath, and a versatile Game Room surrounded by secondary bedrooms—ideal for both everyday living and entertaining. Set on an oversized interior lot with an all-brick facade and a 3-car garage, this home exudes curb appeal and functional design. Inside, rich Engineered Oak floors flow throughout the first-floor common areas, leading you into the Deluxe Kitchen, where custom cabinetry is paired with Quartz and Granite countertops, a wood vent hood, gas cooktop, pot and pan drawers, and stainless steel appliances. The Family Room is warmed by a dramatic Tile-to-Ceiling Fireplace, while a sleek horizontal stair railing adds a modern touch to the open-concept layout. The Primary Suite is a serene retreat, featuring a garden tub, separate shower with Porcelain marble-look tile at Bath 1, dual sinks, and a spacious walk-in closet. Step out to the extended patio, where a gas drop is ready for outdoor grilling. Additional conveniences include a tankless water heater, gutters, and an impressive 8' front door—all wrapped within an amenity-filled community offering a clubhouse, trails, playground, and more. This home is a perfect blend of comfort, style, and thoughtful upgrades.

