



# Magnolia II

CLASSIC SERIES

HOMES FROM  
**\$729,990**

**PAINTED TREE WOODLAND DISTRICT 60**

4005 ATTWATER STREET, MCKINNEY, TX 75071

**3,430**  
SQUARE FEET

**4**  
BEDROOMS

**2.5**  
BATHROOMS

**2**  
CAR GARAGE



**ELEVATION F**



**ELEVATION CS**

ELEVATION CS



**ELEVATION D**

ELEVATION D



**ELEVATION AS**

ELEVATION AS



**ELEVATION C**

ELEVATION C



**ELEVATION A**

ELEVATION A





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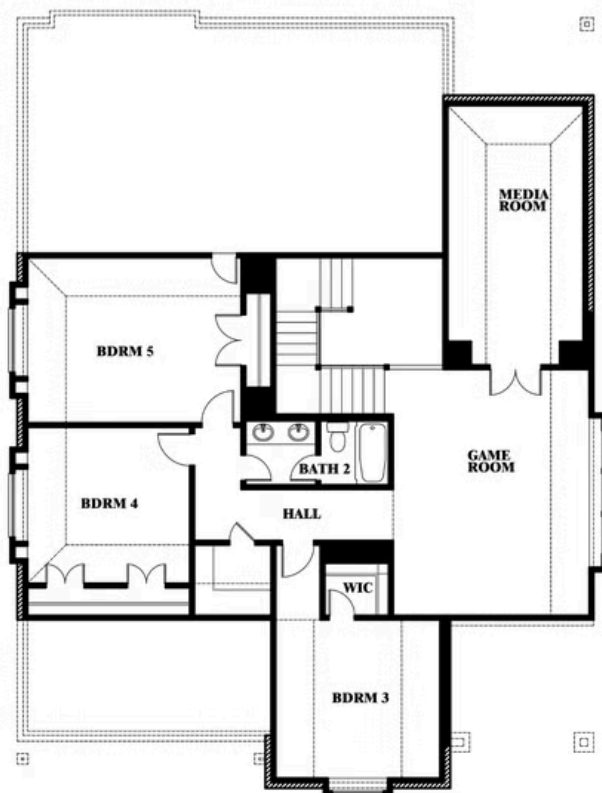
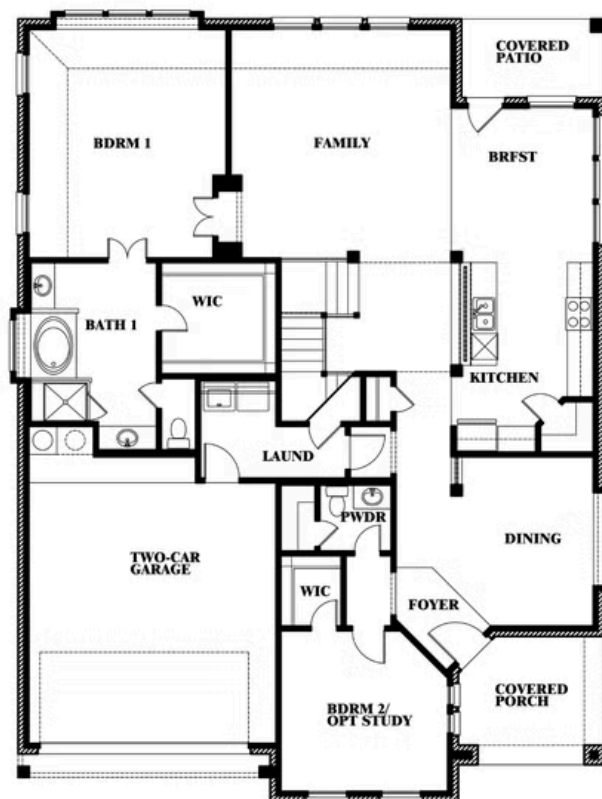
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### MAGNOLIA II FLOOR PLAN



## Magnolia II



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Document generated Feb 6, 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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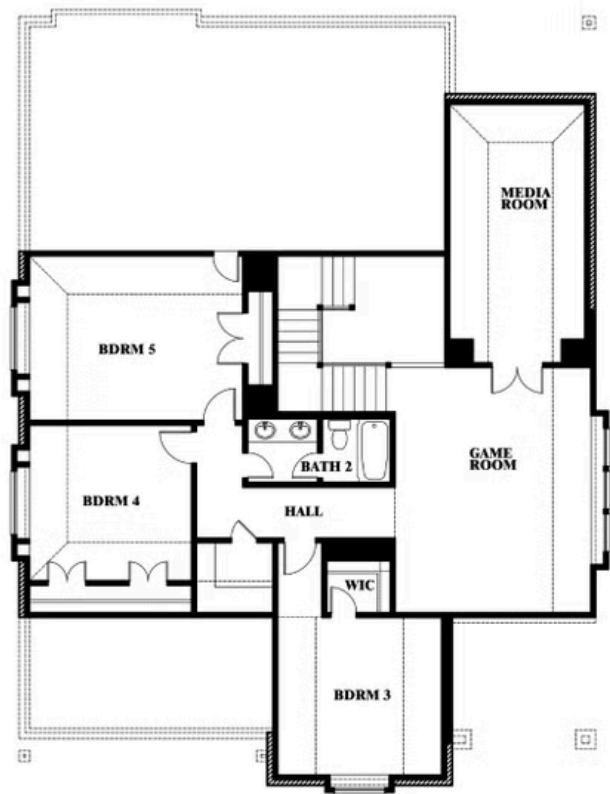
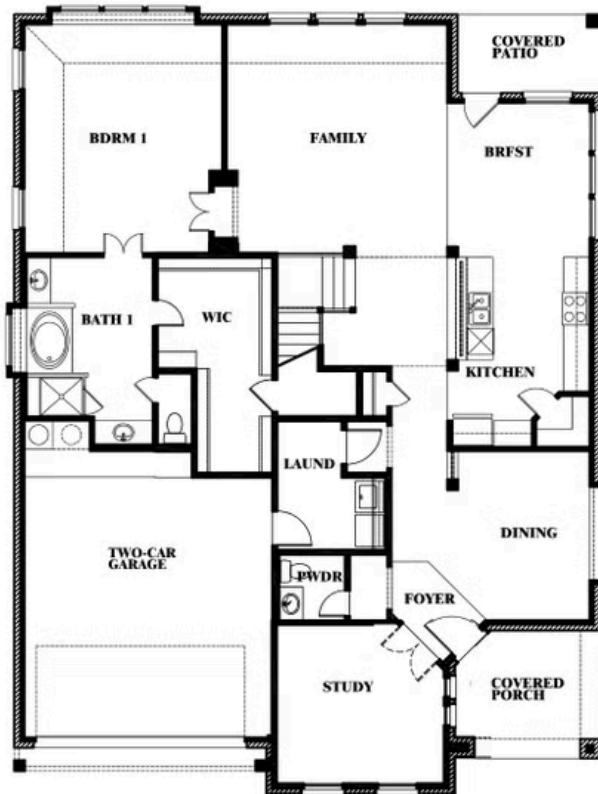
**MAGNOLIA II FLOOR PLAN WITH OPTIONAL MUD ROOM**

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## Magnolia II Opt. Mud Room & Ext. Primary Closet



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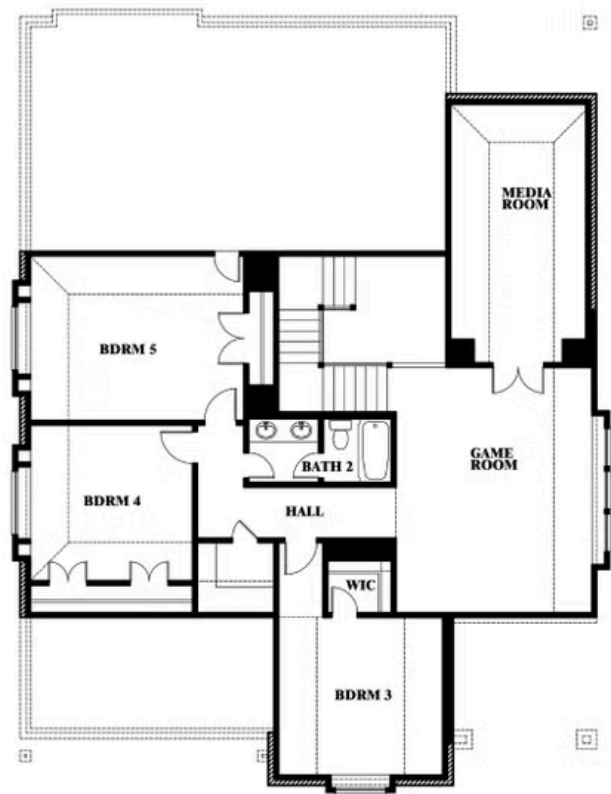
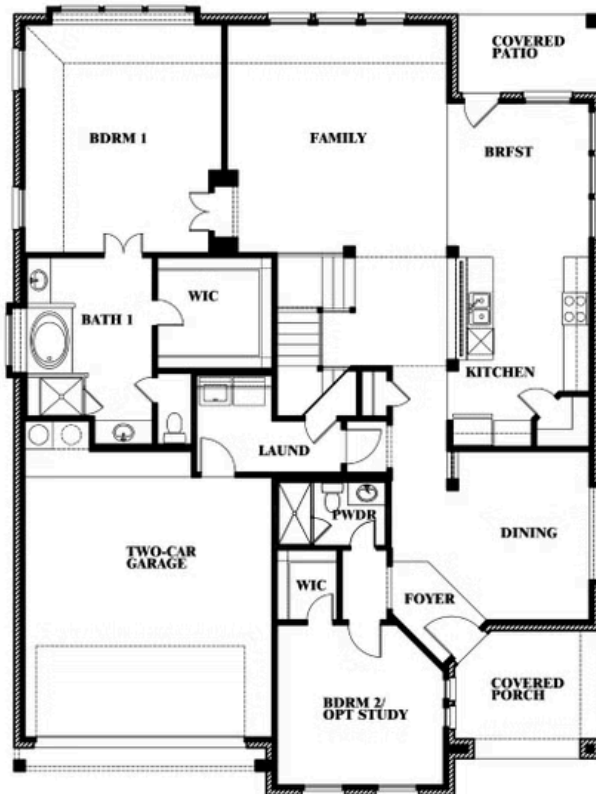
**MAGNOLIA II FLOOR PLAN WITH OPTIONAL SHOWER  
AT POWDER**

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## Magnolia II Opt. Shower at Powder



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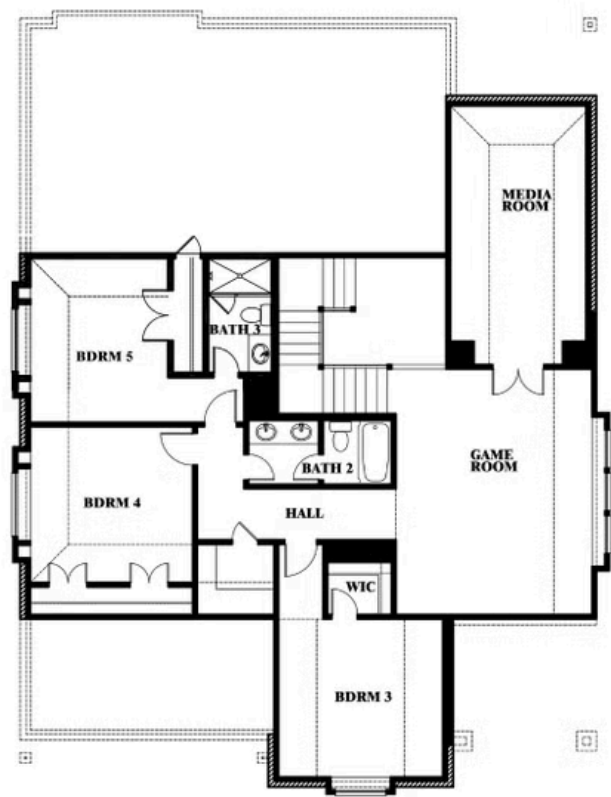
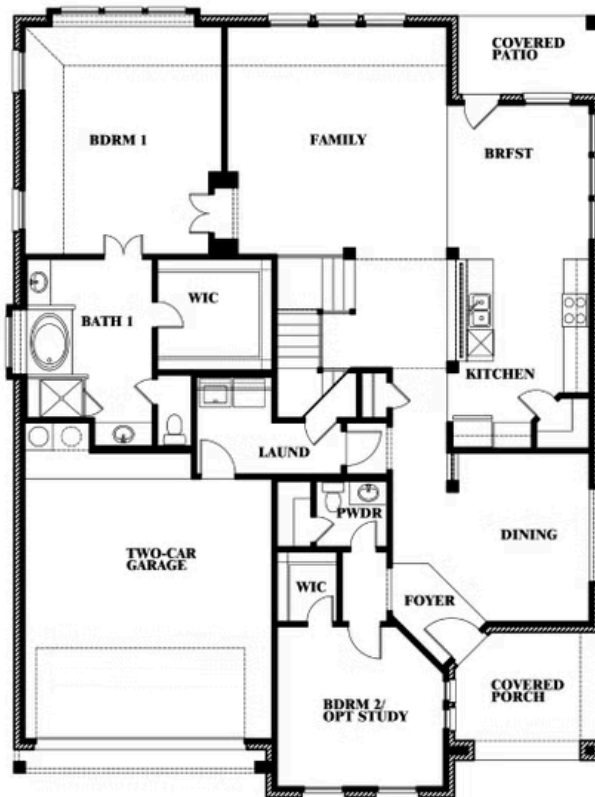
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### MAGNOLIA II FLOOR PLAN WITH OPTIONAL BATH 3



### Magnolia II Opt. Bath 3 at Bed 5



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