



3014 Duck Heights Avenue

PRICED AT
~~\$553,297~~ **\$523,297**

ROYSE CITY, TX 75189

WATERSCAPE CLASSIC 60S

VIOLET IV FLOOR PLAN

2838 SQUARE FEET	5 BEDROOMS	4.0 BATHROOMS	3 CAR GARAGE
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Available September 2025



Set in the award-winning Waterscape community, Bloomfield Homes is building our new Violet IV floor plan on an oversized homesite measuring nearly a quarter-acre! The layout is defined as bright and airy, with tall ceilings throughout, along with a dramatic 17' Family Room. A stone fireplace reaches floor-to-ceiling, durable RevWood floors line the common areas, and an inviting gourmet kitchen beckons. An additional secondary bedroom and full bath are located downstairs near the entry, offering comfort and convenience for guests or multi-generational living. The other 3 secondary bedrooms are upstairs, along with 2 full baths, and Bedroom 4's bath is an ensuite! The Primary Suite is placed downstairs with luxurious features like a window seat, dual sinks, a garden tub, and a bench seat shower. Granite countertops are in all baths, while the kitchen is topped with Playa White Quartz. All cabinets are in a modern Shaker style and painted a classic white. To maximize your cooking experience, we added a pot filler above the stove, a wood vent hood, a trash can pull-out drawer, deep pot-and-pan drawers, herringbone backsplash tile, and under-cabinet lighting. And don't miss the gas drop on the covered patio to fire up your grill! So many more upgrades included - gutters, ceiling fan on the patio, Level 2 carpet, and 3-car garage with storage space - and that's not the end! Contact Bloomfield Homes to learn about the difference in buying and building with us.

