BLOOMFIELD HOMES



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4209 Graford Lane

WYLIE, TX 75098

MAGNOLIA II FLOOR PLAN

3,430	4	3.5	2
SQUARE FEET	BEDROOMS	BATHROOMS	CAR GARAGE

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LEWIS RANCH

PRICED AT

$704,526

MODEL HOME • 4103 GRAFORD LANE | VIOLET IV
MODEL HOME • 4105 GRAFORD LN | MAGNOLIA II



NEW! NEVER LIVED IN. Estimated completion March 2027. From the brick front porch to movie night with surround sound, this Magnolia II by Bloomfield Homes brings thoughtful upgrades to a two-story layout with 4 bedrooms, 3 full baths, a powder bath, and a 2-car garage in Lewis Ranch. Cedar garage doors, front uplighting, and an 8-foot front door give the entrance a distinctive finish. Glass French doors frame the study off the foyer, with formal dining across the entry and the main living spaces beyond. A wood-burning fireplace rises to the ceiling in tile, finished with a cedar mantel and gas starter. Upgraded tile flooring carries the design through the shared areas. The Deluxe Kitchen features a Professional appliance package with a gas cooktop and gas oven, complemented by an upgraded backsplash, faucet, and under-cabinet lighting. Soft-close cabinet doors and drawers add a useful everyday detail, with granite and quartz among the home's countertop selections. Breakfast sits beside the covered patio, keeping casual dining and outdoor seating close. The primary suite occupies the rear of the first floor, with separate vanities, a deck-mounted soaking tub, a separate shower, and a walk-in closet. A mud room and nearby laundry keep practical spaces convenient. The second floor gives the entertainment rooms their own setting: a game room opens to a separate media room equipped with surround sound. All 3 secondary bedrooms and 2 full baths are also on this level. The oversized interior homesite offers a covered rear patio with a gas grill connection and rear floodlights. Blinds, gutters, Z-Wave switches, and a dedicated freezer outlet round out the included features. Visit the Bloomfield Homes model at Lewis Ranch today to see what sets this Magnolia II apart! *Photos are a representation of finished product. Materials will vary.*

EQUAL HOUSING OPPORTUNITY

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