



12712 Panther Creek Drive

GODLEY, TX 76044

COYOTE CROSSING
MAGNOLIA II FLOOR PLAN

PRICED AT

~~\$700,123~~ **\$589,990****3430**
SQUARE FEET**4**
BEDROOMS**3.5**
BATHROOMS**3**
CAR GARAGE

Picture-perfect new construction on OVER a HALF ACRE with a balcony front exterior and a contemporary, open interior! This plan touches on traditional elements with formal spaces like a Study and Formal Dining Room, but offers a contemporary common space that helps keep your household connected. Upstairs features a huge Game Room flex space with a narrow, theatre-style Media Room attached. The dreamy Deluxe Kitchen has quartz surfaces, double ovens & microwave built ins, and a gas range with a wood vent hood. Every room has detailed features that make this home feel custom, whether it's the painted cabinetry, the wood-burning stone fireplace that reaches the ceiling, or the storage from built-ins at windows. Additional highlights include the separate vanities in the primary bath, mudroom cabinet in the dedicated laundry room, an extended covered patio, and a 3-car garage - there's no lack of storage space here! Lot includes full sprinkler, sod and stained fence with metal posts.