

CENTURY 21[®]

Judge Fite Company



447 TANNEN DRIVE

FRISCO, TX 75033



\$4,095,000



4,887 sqft



5 beds



7 baths

DESCRIPTION

Welcome to The Preserve in Frisco - one of the nation's most sought-after gated communities - ideally set among rolling hills and two PGA championship golf courses. This exceptional custom home by Coats Homes showcases refined transitional design with the rare advantage of immediate move-in, allowing you to enjoy elevated living without the wait. Timeless architecture by Jerry Coleman & sophisticated interiors by Park Interiors combine to deliver remarkable craftsmanship, curated finishes, & premier amenities just moments from nature trails, dining, shopping, & world-class golf. Spanning 4,887 square feet, the home offers 5 bedrooms, 5.1 baths, a game room, study-lounge, & an oversized three-car garage. The first-floor primary suite provides a private retreat, while two laundry rooms - one on each level - enhance everyday convenience. Floor-to-ceiling windows fill the home with natural light, highlighting wide-plank oak hardwood floors, beautiful millwork, & smooth-finished walls with subtle plaster detailing. The chef's kitchen is a true showpiece, appointed with Wolf & Sub-Zero appliances & an exceptional working pantry designed for both functionality & entertaining. The inviting family room is anchored by a striking soapstone fireplace & flows seamlessly into the dining area, where wallpaper-paneled walls introduce texture & sophistication. The adjacent study-lounge features a refined wet bar with integrated wine storage - ideal for hosting or relaxing evenings at home. Upstairs, four generously sized bedrooms - each with an en-suite bath & walk-in closet - provide comfort & privacy, while the game room serves as the perfect gathering space. Designed for year-round enjoyment, the outdoor living space includes a fireplace, electric screens, & a convenient serving bar from the kitchen. The spacious lot offers ample room to create your dream backyard, including space for a future pool. A rare opportunity to own a move-in ready custom home in one of North Texas' most prestigious golf communities

PROPERTY TYPE: Residential - Single Family Residence
MLS STATUS: Active
MLS: 21168677
YEAR BUILT: 2026
COUNTY: Denton
TRACT OR SUBDIVIION: The Preserve
LIST DATE: 03/13/2026

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800.451.8055

AREA:
SQUARE FEET: 4,887
TOTAL BEDS: 5
FULL BATHS: 5
HALF BATHS: 2
ACRES: 0.24
LOT SIZE (SQFT): 10,410

INTERIOR FEATURES

FIREPLACE:

- Gas

FLOOR COVERINGS:

- Hardwood
- Tile

APPLIANCES:

- BuiltInRefrigerator
- Dishwasher
- ElectricOven
- Disposal
- GasOven
- Microwave
- Range
- SomeCommercialGrade
- TanklessWaterHeater
- VentedExhaustFan
- WineCooler

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE: <ul style="list-style-type: none">● ContemporaryModern● Traditional● Detached	PARKING: <ul style="list-style-type: none">● Driveway● Garage	LOT DESCRIPTION: <ul style="list-style-type: none">● BackYard● InteriorLot● Lawn● Landscaped● SprinklerSystem
ROOF TYPE: <ul style="list-style-type: none">● Synthetic	YARD/GROUNDS: <ul style="list-style-type: none">● OutdoorLivingArea● PrivateYard● RainGutters	POOL TYPE: <ul style="list-style-type: none">● None
FOUNDATION: <ul style="list-style-type: none">● Slab	FENCING: <ul style="list-style-type: none">● Wood	

UTILITIES

HEATING/COOLING: <ul style="list-style-type: none">● Central● NaturalGas	UTILITIES: <ul style="list-style-type: none">● SewerAvailable● WaterAvailable
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ADDITIONAL PROPERTY DETAILS

AMENITIES: <ul style="list-style-type: none">● BuiltInFeatures● Chandelier● DecorativeDesignerLightingFixtures● KitchenIsland● OpenFloorplan● Pantry● PanelingWainscoting● VaultedCeilings● NaturalWoodwork	SECURITY FEATURES: <ul style="list-style-type: none">● SecuritySystem● SecurityLights
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LISTED BY: Kyle Brinkley 

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BROKERED BY: Brinkley Property Group LLC