

# CENTURY 21<sup>®</sup>

Judge Fite Company



## 1611 MONTEREY BAY COURT

GRANBURY, TX 76048



\$2,690,000



6,102 sqft



5 beds



7 baths

## DESCRIPTION

Experience elevated lakefront living in this exceptional 5-bedroom, 7-bath estate located in the prestigious Catalina Bay community on Lake Granbury. Perfectly positioned on a protected canal just moments from the main body of the lake, this property offers the ideal balance of easy access to open water and added protection from heavy boat traffic and wake—helping preserve both your shoreline and watercraft. Thoughtfully designed for both everyday comfort and entertaining, the home features a spacious and functional layout with a private office, dedicated workout room, and an expansive game room. Dual laundry rooms—one on each level—add convenience for busy households and guests alike. The outdoor living experience is truly a standout. Enjoy a resort-style pool and hot tub, complemented by a large covered patio and fully equipped outdoor kitchen—perfect for hosting gatherings or relaxing while taking in tranquil canal views. Boating enthusiasts will appreciate the private dock complete with lifts for both a boat and jet skis, offering effortless access to the water while keeping your equipment secure and protected. Located in one of Lake Granbury's most sought-after developments, Catalina Bay is known for its upscale homes, scenic surroundings, and convenient proximity to local dining, shopping, and entertainment. Additionally, Hood County and the Granbury area are recognized for having some of the lowest property tax rates in Texas, adding even more appeal to this exceptional offering. This is a rare opportunity to own a refined waterfront retreat that combines luxury, functionality, and an unbeatable location.

**PROPERTY TYPE:** Residential - Single Family Residence

**MLS STATUS:** Active

**MLS:** 21224631

**YEAR BUILT:** 2022

**COUNTY:** Hood

**TRACT OR SUBDIVIION:** Catalina Bay II Ph One

**LIST DATE:** 04/10/2026

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**800.451.8055**

**AREA:**

**SQUARE FEET:** 6,102

**TOTAL BEDS:** 5

**FULL BATHS:** 5

**HALF BATHS:** 2

**ACRES:** 0.24

**LOT SIZE (SQFT):** 10,454

## INTERIOR FEATURES

### FIREPLACE:

- BlowerFan
- Decorative
- Electric

### APPLIANCES:

- BuiltInGasRange
- BuiltInRefrigerator
- Dishwasher
- Disposal
- WineCooler

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

### STYLE:

- Detached

### PARKING:

- CircularDriveway
- Concrete
- Driveway
- Garage
- GarageDoorOpener
- GarageFacesSide

### LOT DESCRIPTION:

- Landscaped
- Subdivision
- SprinklerSystem
- Waterfront
- RetainingWall

### ROOF TYPE:

- SpanishTile

### POOL TYPE:

- Gunit
- Heated
- InGround
- OutdoorPool
- Pool
- Private
- PoolSpaCombo
- WaterFeature

### FOUNDATION:

- Slab

## UTILITIES

### HEATING/COOLING:

- Electric

### UTILITIES:

- SewerAvailable
  - WaterAvailable
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## ADDITIONAL PROPERTY DETAILS

### AMENITIES:

- Chandelier
- DecorativeDesignerLightingFixtures
- GraniteCounters
- KitchenIsland
- OpenFloorplan
- WalkInClosets

### SECURITY FEATURES:

- SecuritySystem
- FireAlarm
- SmokeDetectors

### COMMUNITY:

- Gated
  - Lake
  - TrailsPaths
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**LISTED BY:** Morris Duree 

**PHONE:** 817.219.2220

**BROKERED BY:** Granbury Realty, LLC