



**2523 MELISSA DIANNE DRIVE**  
ARLINGTON, TX 76001



\$678,000



4,104 sqft



4 beds



4 baths

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## DESCRIPTION

This exquisite custom home by John Houston, referred to as the Carter Floor Plan, is situated within a gated community. It comprises 4 bedrooms, 3.5 bathrooms, a home office, and a mud room. The kitchen, living room, and dining area are arranged in an open floor plan, featuring impressive 24-foot ceilings in the living room. The kitchen serves as a culinary enthusiast's dream, complete with a level island and breakfast bar, a pot filler, and a gas cooktop. The living room is enhanced by an electric fireplace and bi-fold doors that lead to the outdoor patio, creating an ideal environment for entertaining. The master suite is spacious and overlooks the backyard. The master bathroom is equipped with a luxurious soaking tub, dual vanities, a walk-in closet, and a generous shower. The second bedroom, located on the ground floor, has its own private entry and a full bathroom conveniently located nearby, making it suitable for a mother-in-law suite or a teenage child. The covered patio is equipped with a ceiling fan for cooling and a brick gas fireplace for warmth. On the upper level, there is a game room, a media room with a half bath, and two additional bedrooms that share a full bathroom.

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

**MLS STATUS:** Active

**MLS:** 21092129

**YEAR BUILT:** 2017

**COUNTY:** Tarrant

**TRACT OR SUBDIVISION:** Calender Xing

**LIST DATE:** 10/22/2025

# CENTURY 21

Judge Fite Company

## 800.451.8055

**AREA:**

**SQUARE FEET:** 4,104

**TOTAL BEDS:** 4

**FULL BATHS:** 3

**HALF BATHS:** 1

**ACRES:** 0.43

**LOT SIZE (SQFT):** 18,730

## INTERIOR FEATURES

### FIREPLACE:

- Electric
- LivingRoom

### FLOOR COVERINGS:

- Carpet
- CeramicTile
- EngineeredHardwood

### APPLIANCES:

- Dishwasher
- GasCooktop
- Disposal
- Microwave

### WINDOWS:

- WindowCoverings

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

### STYLE:

- Traditional
- Detached

### PARKING:

- DoorSingle
- Driveway
- GarageFacesSide

### LOT DESCRIPTION:

- BackYard
- InteriorLot
- Lawn
- Landscaped

### ROOF TYPE:

- Composition

### YARD/GROUNDS:

- RainGutters

### SIDING:

- Brick
- Rock
- Stone

### POOL TYPE:

- None

### FOUNDATION:

- Slab

### FENCING:

- Brick
- WroughtIron

## UTILITIES

### HEATING/COOLING:

- Central
- Fireplaces

### UTILITIES:

- SewerAvailable
  - UndergroundUtilities
  - WaterAvailable
  - CableAvailable
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## ADDITIONAL PROPERTY DETAILS

### AMENITIES:

- DecorativeDesignerLightingFixtures
- EatInKitchen
- GraniteCounters
- HighSpeedInternet
- InLawFloorplan
- KitchenIsland
- OpenFloorplan
- Pantry
- CableTv
- WalkInClosets

### SECURITY FEATURES:

- SmokeDetectors

### COMMUNITY:

- Gated
  - Curbs
  - Sidewalks
- 

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**BROKERED BY:** Regent Realty, LLC