

# CENTURY 21<sup>®</sup>

Judge Fite Company



14164 BADLANDS DRIVE  
FRISCO, TX 75035



\$729,750



2,856 sqft



3 beds



3 baths

## DESCRIPTION

You don't want to miss out on this hard to find, American Legend, one owner, well-maintained, 2,856 sq ft 3 bedroom, 2.5 bath one story home with study and media room. Meticulously maintained in highly desired Frisco School District. This open floorplan home has a large primary suite with spacious walk-in closet, grand kitchen with numerous cabinets, a breakfast nook and a formal dining room for entertaining. The covered back patio creates an extension of indoor outdoor living. Ideal for Summer living, and quiet mornings. The living room has a wood-burning fireplace with gas logs. The media room is wired for 7.1 surround sound. The study has built-ins with 2 desks and tons of storage. The 2 car garage has an upgraded 18 foot wide cedar garage door that will fit two large vehicles. Mature trees and beautifully landscaped and maintained front and back yards with new sod in the back yard. Bonus secluded area off of the backyard for outdoor storage. Located between Sam Rayburn Tollway 121 and US Highway 380, making commutes and errands simple and efficient. Minutes away from the PGA Frisco development, Universal Studios and growing North Frisco entertainment district including Legacy West and The Star. Premier dining and shopping entertainment close to home. Updates include: 2 Lennox AC and heating units (2025), 2 Rheem 50 gallon hot water heaters (2025), Insinkerator garbage disposal (2024), Updated light fixtures in formal dining and kitchen (2025), LG Dishwasher (2020), New Roof (2019). The backyard has a board-on-board, 8 foot cedar fence (2023) and a custom arbor with an extended patio (2023). It also includes updated coach lights on the front of the home and VOLT lighting landscape lights in both the front and back yards.

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

**MLS STATUS:** Active

**MLS:** 21205921

**YEAR BUILT:** 2012

**COUNTY:** Collin

**TRACT OR SUBDIVIION:** Arbors At Willow Bay Ph II The

**LIST DATE:** 03/19/2026

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**

**SQUARE FEET:** 2,856

**TOTAL BEDS:** 3

**FULL BATHS:** 2

**HALF BATHS:** 1

**ACRES:** 0.18

**LOT SIZE (SQFT):** 7,806

## INTERIOR FEATURES

### FIREPLACE:

- GasLog
- GasStarter
- LivingRoom
- Stone
- WoodBurning

### FLOOR COVERINGS:

- Carpet
- CeramicTile
- Wood

### APPLIANCES:

- Dishwasher
- ElectricOven
- GasCooktop
- Disposal
- Microwave

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

<b>STYLE:</b> <ul style="list-style-type: none"><li>● Traditional</li><li>● Detached</li></ul>	<b>PARKING:</b> <ul style="list-style-type: none"><li>● DoorSingle</li><li>● GarageFacesFront</li><li>● Garage</li><li>● GarageDoorOpener</li></ul>	<b>LOT DESCRIPTION:</b> <ul style="list-style-type: none"><li>● InteriorLot</li><li>● Landscaped</li><li>● Level</li><li>● ManyTrees</li><li>● SprinklerSystem</li></ul>
<b>ROOF TYPE:</b> <ul style="list-style-type: none"><li>● Composition</li></ul>	<b>SIDING:</b> <ul style="list-style-type: none"><li>● Brick</li></ul>	<b>POOL TYPE:</b> <ul style="list-style-type: none"><li>● None</li><li>● Community</li></ul>
<b>FOUNDATION:</b> <ul style="list-style-type: none"><li>● Slab</li></ul>	<b>FENCING:</b> <ul style="list-style-type: none"><li>● BackYard</li><li>● Gate</li><li>● Privacy</li><li>● Wood</li></ul>	

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## UTILITIES

<b>HEATING/COOLING:</b> <ul style="list-style-type: none"><li>● Central</li><li>● Fireplaces</li><li>● NaturalGas</li></ul>	<b>UTILITIES:</b> <ul style="list-style-type: none"><li>● NaturalGasAvailable</li><li>● SewerAvailable</li><li>● SeparateMeters</li><li>● WaterAvailable</li><li>● CableAvailable</li></ul>
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## ADDITIONAL PROPERTY DETAILS

<b>AMENITIES:</b> <ul style="list-style-type: none"><li>● DecorativeDesignerLightingFixtures</li><li>● GraniteCounters</li><li>● HighSpeedInternet</li><li>● KitchenIsland</li><li>● OpenFloorplan</li><li>● Pantry</li><li>● CableTv</li></ul>	<b>SECURITY FEATURES:</b> <ul style="list-style-type: none"><li>● CarbonMonoxideDetectors</li><li>● SmokeDetectors</li></ul>
<b>COMMUNITY:</b> <ul style="list-style-type: none"><li>● Playground</li><li>● Pool</li><li>● Sidewalks</li></ul>	

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**LISTED BY:** Christine Lagrone 

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**BROKERED BY:** Real Broker, LLC