

CENTURY 21[®]

Judge Fite Company



8770 PRESTONVIEW DRIVE

PROSPER, TX 75078



\$975,000



2,532 sqft



4 beds



3 baths

DESCRIPTION

Welcome to your own slice of country living in the heart of Prosper! Situated on a highly sought-after 1.6-acre lot just east of Preston, this beautifully updated property offers the perfect blend of space, flexibility, and modern comfort. PLUS NO HOA, a complete guest house, and room to expand! The main home features 3 bedrooms, 2 full bathrooms, and 1,932 sqft of thoughtfully updated living space. Step inside to an open floor plan filled with natural light, highlighted by upgraded flooring, expansive windows, and a seamless flow between living, dining, and kitchen areas. The chef's kitchen is equipped with granite countertops, an abundance of cabinetry, and ample prep space... perfect for both everyday living and entertaining. A dedicated office and walk-in utility room add functionality and convenience. The oversized custom patio and outdoor living area is a true showstopper... ideal for hosting, relaxing, or enjoying peaceful Texas evenings overlooking your wide-open acreage. A new roof is coming soon, with the buyer having the rare opportunity to select the shingle color. Adding tremendous value and versatility, the property also includes a fully renovated guest house complete with a full kitchen, updated bathroom with walk-in shower, washer and dryer connections, and a spacious living area. The guest quarters are complemented by a 2 car garage and attached boat and RV storage, making it perfect for multi-generational living, rental income, or a private workspace. Enjoy the tranquility of a country setting while being just minutes from Preston Rd, Hwy 380, and all the shopping, dining, and entertainment Prosper has to offer. Located in highly acclaimed Prosper ISD, feeding into Walnut Grove High School.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21249310

YEAR BUILT: 1984

COUNTY: Collin

TRACT OR SUBDIVIION: Prestonview Estates Ph 1

LIST DATE: 04/24/2026

CENTURY 21

Judge Fite Company

800.451.8055

AREA:

SQUARE FEET: 2,532

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 0

ACRES: 1.61

LOT SIZE (SQFT): 70,044

INTERIOR FEATURES

FIREPLACE:

- Other

FLOOR COVERINGS:

- LuxuryVinylPlank

APPLIANCES:

- Dishwasher
- ElectricCooktop
- ElectricOven
- Disposal
- Microwave

WINDOWS:

- WindowCoverings

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE: <ul style="list-style-type: none">● Ranch● Traditional● Detached	PARKING: <ul style="list-style-type: none">● AdditionalParking● Carport● DetachedCarport● Garage● ParkingPad● RvCarport● Boat● RvAccessParking	LOT DESCRIPTION: <ul style="list-style-type: none">● Acreage● BackYard● InteriorLot● Lawn● Landscaped● Level● Subdivision● SprinklerSystem
ROOF TYPE: <ul style="list-style-type: none">● Composition	YARD/GROUNDS: <ul style="list-style-type: none">● Lighting● OutdoorLivingArea	SIDING: <ul style="list-style-type: none">● Brick
POOL TYPE: <ul style="list-style-type: none">● None	FOUNDATION: <ul style="list-style-type: none">● Slab	

UTILITIES

HEATING/COOLING: <ul style="list-style-type: none">● Electric	UTILITIES: <ul style="list-style-type: none">● SewerAvailable● WaterAvailable● CableAvailable
--	--

ADDITIONAL PROPERTY DETAILS

AMENITIES: <ul style="list-style-type: none">● DecorativeDesignerLightingFixtures● EatInKitchen● GraniteCounters● HighSpeedInternet● InLawFloorplan● CableTv● VaultedCeilings● WalkInClosets	SECURITY FEATURES: <ul style="list-style-type: none">● Other
--	---

LISTED BY: Matt Norton 

PHONE: 214.850.0174

BROKERED BY: Janus Real Estate Group