

\$1,525,000 - 7100 Eagles Nest Court, Argyle

MLS® #21033077

\$1,525,000

4 Bedroom, 4.20 Bathroom, 4,619 sqft

Residential on 0.67 Acres

Canyon Falls Village, Argyle, TX

Welcome to this stunning Contemporary French residence, a rare one-story gem nestled within the highly acclaimed Argyle ISD. Thoughtfully designed with luxury and functionality in mind, this exquisite home features 4 spacious bedrooms and 6 well-appointed bathrooms, offering a seamless blend of elegance and comfort. From the moment you enter, youâ€™re greeted by a grand foyer and an open-concept floor plan bathed in natural light, with walls of windows that frame picturesque views of the backyard. The chefâ€™s kitchen is a culinary dream, equipped with a prestigious La Cornue range, Thermador double dishwashers, refrigerator, freezer, warming drawer, and drawer microwave. A working pantry with a built-in Sonic ice maker ensures every detail has been considered. Entertain in style in the custom media room, where a fiberoptic star ceilingâ€™complete with a shooting starâ€™creates an unforgettable experience. The media room was also double enforced when built to be a storm room which is a BONUS. Retreat to the luxurious primary suite featuring a cozy fireplace and a Moen Smart Shower with dual heads and a multi-spray system, his and hers toilet. The show-stopping primary closet boasts a custom organization system, oversized island, makeup vanity, laundry, sink, coffee bar, and more. Additional highlights include a dedicated mudroom, dog wash station, and a secondary utility room. For car enthusiasts, garages provide parking for



up to five vehicles, spanning a combined 1,604 sqft. This smart home is fully equipped with cutting-edge technology and a whole-home generator for peace of mind. A rare opportunity to own a truly extraordinary property. Pool sized backyard—schedule your private tour today.

Built in 2020

Essential Information

MLS® #	21033077
Price	\$1,525,000
Bedrooms	4
Bathrooms	4.20
Full Baths	4
Half Baths	2
Square Footage	4,619
Acres	0.67
Year Built	2020
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Active

Community Information

Address	7100 Eagles Nest Court
Subdivision	Canyon Falls Village
City	Argyle
County	Denton
State	TX
Zip Code	76226-2781

Amenities

Utilities	Cable Available, City Sewer, City Water, Community Mailbox, Concrete, Curbs, Individual Gas Meter, Individual Water Meter
Features	Club House, Greenbelt, Jogging Path/Bike Path, Park, Playground, Pool
# of Garages	5
Garages	Covered, Driveway, Epoxy Flooring, Garage, Garage Door Opener,

2-Car Double Doors, Oversized

Interior

Interior Features	Built-in Wine Cooler, Cable TV Available, Decorative Lighting, Dry Bar, Eat-in Kitchen, High Speed Internet Available, Kitchen Island, Pantry, Walk-In Closet(s)
Heating	Central, Natural Gas
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas Logs, Gas Starter, Heatilator

Exterior

Exterior Features	Rain Gutters
Lot Description	Cul-De-Sac, Interior Lot, Landscaped, Lrg. Backyard Grass
Roof	Composition
Construction	Brick
Foundation	Slab

School Information

District	Argyle ISD
Elementary	Argyle South
Middle	Argyle
High	Argyle

Listing Details

Listing Agent	Nick Van Der Gaast
Listing Office	Century 21 Mike Bowman, Inc.

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