

\$375,000 - 236 Birdbrook Drive, Anna

MLS® #21095191

\$375,000

3 Bedroom, 3.00 Bathroom, 2,973 sqft
Residential on 0.31 Acres

West Crossing #1, Anna, TX

Incredible opportunity with a 2.85% assumable loan! Welcome to 236 Birdbrook Dr in the highly desirable West Crossing community of Anna – a home that perfectly blends space, comfort, and convenience. This beautifully maintained property features 3-bedrooms, 3-full bathrooms, and an inviting open-concept layout ideal for modern living. The kitchen offers generous counter space, a large island, and a seamless flow into the dining and living areas, making it the heart of the home. The primary suite impresses with its massive walk-in closet and private ensuite bath. Step outside and discover one of the largest backyards in the neighborhood – an expansive space perfect for entertaining, gardening, or simply relaxing under the Texas sky. Located just minutes from top-rated schools, shopping, dining, and with quick access to Highway 75, this home delivers the ideal balance of suburban tranquility and everyday convenience within a resort-style community offering trails, parks, a clubhouse, pool, and fitness center.

Built in 2006

Essential Information

MLS® #	21095191
Price	\$375,000
Bedrooms	3
Bathrooms	3.00



Full Baths	3
Square Footage	2,973
Acres	0.31
Year Built	2006
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	236 Birdbrook Drive
Subdivision	West Crossing #1
City	Anna
County	Collin
State	TX
Zip Code	75409-5177

Amenities

Utilities	All Weather Road, Cable Available, City Sewer, City Water, Concrete, Curbs, Individual Gas Meter, Individual Water Meter, Sidewalk
Features	Community Pool, Park, Sidewalks
# of Garages	2
Garages	Garage, Garage Door Opener, Garage Faces Front

Interior

Interior Features	Built-in Features, Cable TV Available, Decorative Lighting, Eat-in Kitchen, Granite Counters, High Speed Internet Available, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s)
Heating	Natural Gas
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Gas Logs, Living Room, Raised Hearth

Exterior

Exterior Features	Covered Porch(es), Rain Gutters, Lighting, Storage
Lot Description	Cul-De-Sac, Irregular Lot, Landscaped, Lrg. Backyard Grass, Many Trees, Sloped, Sprinkler System, Subdivision
Roof	Composition
Construction	Brick

School Information

District	Anna ISD
Elementary	Joe K Bryant
Middle	Anna
High	Anna

Listing Details

Listing Agent	Jason Mathias
Listing Office	Coldwell Banker Realty Frisco

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