

\$2,250,000 - 16043 Scenic View Drive, Bullard

MLS® #7423470

\$2,250,000

3 Bedroom, 4.00 Bathroom, 3,491 sqft
Residential on 0.80 Acres

Cedar Bay, Bullard, TX

Enjoy unparalleled views at this incredible waterfront property known as Pelican Point on Lake Palestine! With approximately 633' of bulkheaded shoreline surrounding a .802 acre peninsula, the panoramic views are amazing from this vantage point! Follow the drive through the entrance gate to this 3491 sq. ft. 3 bedroom, 3.5 bath home with 3 car garage (sink, built-in cabinets, & ~462 sq. ft. insulated, finished out attic space) plus porte-cochere. Entry opens to living area with stone wood-burning & gas fireplace, custom built-in cabinetry, crown molding, and wood look tile flooring that extends through the gourmet kitchen, dining area, game/family room, & halls. Every room in this home overlooks the lake! Kitchen has island, breakfast bar, built-in refrigerator, stainless dbl ovens & dishwasher, built-in microwave & granite. Game/family room has bar w/sink, ice machine, & beverage refrigerator plus built-in custom cabinetry. Two guest bedrooms (one with window seat) share a Jack & Jill bath. The master suite accesses a separate private patio, perfect for enjoying your coffee on leisurely mornings. Mstr bath has tile floors, separate lavatories, granite, shower, tub, and exercise room (could be converted to add'l closet). Large covered patio spans the back & end of home, w/ built-in outdoor grill, overlooking landscaped heated gunite saltwater pool, hot tub & lake! And on crisp spring & fall nights, enjoy the gas fire pit lakeside! Meander down the handicap accessible ramp to the boathouse w/ 2 electric



boat lifts plus double jet ski lift, refreshment/storage area, & covered/open deck space. Water depth at boathouse is 10'-12' when lake is at full pool of 345' elevation. This is the perfect place for watching the sun set over Lake Palestine, or enjoying watersports, fishing & relaxing on this approximately 26,000 acre lake in the hills & trees of East Texas! Don't miss your once in a lifetime chance to own this extraordinary property!

Built in 2005

Essential Information

| | |
|----------------|-------------------------|
| ListingFeed | abor_vow |
| MLS® # | 7423470 |
| List Price | \$2,250,000 |
| Sale Price | \$2,000,000 |
| Sale Date | April 29th, 2022 |
| Bedrooms | 3 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 3,491 |
| Acres | 0.80 |
| Year Built | 2005 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Closed |

Community Information

| | |
|-------------|-------------------------|
| Address | 16043 Scenic View Drive |
| Subdivision | Cedar Bay |
| City | Bullard |
| County | Smith |
| State | TX |
| Zip Code | 75757 |

Amenities

| | |
|---------------|--|
| Utilities | Above Ground Utilities, Cable Connected, Electricity Connected, Propane, See Remarks, Water Connected |
| Features | Fishing, Lake |
| Parking | Additional Parking, Attached, Drive Through, Electric Gate, Garage Faces Front, Garage, Workshop in Garage |
| # of Garages | 3 |
| Garages | Garage Door Opener |
| View | Lake |
| Is Waterfront | Yes |
| Waterfront | Lake Front, Boat Ramp/Lift Access |
| Has Pool | Yes |

Interior

| | |
|-----------------|--|
| Interior | Carpet, Tile |
| Appliances | Built-In Electric Oven, Bar Fridge, Built-In Refrigerator, Cooktop, Double Oven, Dishwasher, ENERGY STAR Qualified Appliances, Gas Cooktop, Disposal, Ice Maker, Microwave, See Remarks, Stainless Steel Appliance(s), Tankless Water Heater |
| Heating | Central, ENERGY STAR Qualified Equipment, Propane, See Remarks, Zoned |
| Cooling | Central Air, Ceiling Fan(s), Electric, ENERGY STAR Qualified Equipment, See Remarks, Zoned |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Family Room, Gas Log, Gas Starter, Stone, Wood Burning |
| # of Stories | 1 |
| Stories | One |

Exterior

| | |
|-------------------|--|
| Exterior Features | Boat Lift, Dock, Outdoor Grill, Rain Gutters, See Remarks |
| Lot Description | Cul-De-Sac, Front Yard, Irregular Lot, Landscaped, Moderate Trees, Sprinklers Automatic, See Remarks |
| Windows | Blinds, Double Pane Windows, Low Emissivity Windows, Plantation Shutters |
| Roof | Composition, See Remarks |
| Construction | Brick Veneer, Radiant Barrier, Stone, See Remarks |
| Foundation | Slab |

School Information

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| District | Bullard Isd |
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Elementary

Other Bullard

Middle

Other

High

OtherBullard