



**218 TANNER CREEK CIRCLE**  
SUNNYVALE, TX 75182



\$2,750,000



5,497 sqft



4 beds



5 baths

## DESCRIPTION

Nestled on nearly 13 acres in the highly sought-after Tanner Creek community of Sunnyvale, this one-of-a-kind custom estate offers over 5,500 sq. ft. of refined country living. Designed with both comfort and entertainment in mind, the home centers around a gourmet chef's kitchen that seamlessly connects to the expansive living and dining areas, as well as a media room and game room—perfect spaces for family gatherings or casual entertaining. From these rooms, step out onto the oversized covered patio, complete with an outdoor kitchen, ideal for alfresco dining or game-day gatherings. Step outside to take in serene backyard views from the oversized covered patio, complete with an outdoor kitchen, ideal for alfresco dining or game-day gatherings. The main level showcases a spacious owner's suite alongside a guest bedroom with a private bath, plus a dedicated office off the entryway. Additional highlights on the first floor include a wine cellar and a fully vented storm shelter for peace of mind. Upstairs, you'll find a large second living area with built-in dual desks, two guest bedrooms each with ensuite baths, and a flexible bonus room that can serve as an optional fifth bedroom. Every detail of this home was crafted for style and function, making it truly a rare find in Tanner Creek.

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

**MLS STATUS:** Active

**MLS:** 21075989

**YEAR BUILT:** 2014

**COUNTY:** Dallas

**TRACT OR SUBDIVIION:** Tanner Creek Estates

**LIST DATE:** 10/03/2025

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**

**SQUARE FEET:** 5,497

**TOTAL BEDS:** 4

**FULL BATHS:** 4

**HALF BATHS:** 1

**ACRES:** 12.94

**LOT SIZE (SQFT):** 563,666

## INTERIOR FEATURES

### FIREPLACE:

- Gas
- GasLog
- GasStarter

### FLOOR COVERINGS:

- Carpet
- Concrete
- CeramicTile
- Wood

### APPLIANCES:

- SomeGasAppliances
- BuiltInGasRange
- BuiltInRefrigerator
- DoubleOven
- Dryer
- Dishwasher
- GasCooktop
- Disposal
- GasOven
- GasRange
- GasWaterHeater
- IceMaker
- Microwave
- PlumbedForGas
- TanklessWaterHeater
- Washer
- WineCooler

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES


<b>STYLE:</b> <ul style="list-style-type: none"><li>● Ranch</li><li>● Detached</li></ul>	<b>PARKING:</b> <ul style="list-style-type: none"><li>● AdditionalParking</li><li>● Concrete</li><li>● Covered</li><li>● DoorMulti</li><li>● Driveway</li><li>● Enclosed</li><li>● Garage</li><li>● GarageDoorOpener</li><li>● InsideEntrance</li><li>● KitchenLevel</li><li>● GarageFacesSide</li></ul>	<b>LOT DESCRIPTION:</b> <ul style="list-style-type: none"><li>● Acreage</li><li>● BackYard</li><li>● CulDeSac</li><li>● Lawn</li><li>● Landscaped</li><li>● ManyTrees</li></ul>
<b>ROOF TYPE:</b> <ul style="list-style-type: none"><li>● Composition</li><li>● Shingle</li></ul>	<b>YARD/GROUNDS:</b> <ul style="list-style-type: none"><li>● OutdoorGrill</li><li>● OutdoorKitchen</li><li>● OutdoorLivingArea</li><li>● PrivateEntrance</li><li>● PrivateYard</li><li>● SportCourt</li></ul>	<b>SIDING:</b> <ul style="list-style-type: none"><li>● Frame</li></ul>
<b>POOL TYPE:</b> <ul style="list-style-type: none"><li>● None</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>● WroughtIron</li></ul>

## UTILITIES

<b>HEATING/COOLING:</b> <ul style="list-style-type: none"><li>● Electric</li></ul>	<b>UTILITIES:</b> <ul style="list-style-type: none"><li>● SewerAvailable</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>● WetBar</li><li>● BuiltInFeatures</li><li>● Chandelier</li><li>● DecorativeDesignerLightingFixtures</li><li>● DoubleVanity</li><li>● EatInKitchen</li><li>● GraniteCounters</li><li>● HighSpeedInternet</li><li>● KitchenIsland</li><li>● OpenFloorplan</li><li>● Pantry</li><li>● SmartHome</li><li>● CableTv</li><li>● WiredForData</li><li>● WalkInClosets</li><li>● WiredForSound</li></ul>	<b>SECURITY FEATURES:</b> <ul style="list-style-type: none"><li>● SecuritySystem</li><li>● CarbonMonoxideDetectors</li><li>● FireAlarm</li></ul>
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**LISTED BY:** Susie Thompson 

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