



**2005 HIGH MEADOW COURT**  
BARTONVILLE, TX 76226



\$2,350,000



4,884 sqft



5 beds



7 baths

## DESCRIPTION

Priced to encourage strong interest - seller open to offers. Welcome to the prestigious Trifecta Estates of Bartonville. Positioned on a spacious 2-acre lot, this modern residence offers serenity, privacy, and refined contemporary design. With a seamless open floorplan, soaring ceilings, and abundant natural light from the extensive use of windows, the home brings together thoughtful architecture and effortless functionality. At the entry, a dramatic floating staircase with LED lighting establishes the tone for the home's sophisticated aesthetic. A dedicated office provides a quiet retreat for work or study. The expansive great room brings together living, dining, and entertaining with a balanced flow. Quartz Luxury Windows by Quaker frame beautiful views of the pool area and outdoor living spaces. The chef's kitchen is a center of craftsmanship and function. It features custom imported floor-to-ceiling cabinetry, an oversized island, and a high-performance appliance package that includes Dacor and Bosch. Additional features include a cabinet-front refrigerator, built-in coffee maker, 6-burner Thermador gas cooktop, wine fridge, ice maker, and a fully outfitted butler's pantry with an additional sink, refrigerator, and dishwasher. The primary suite is a private retreat with a spa-inspired bathroom that includes an oversized dual shower, luxurious tub, LED adjustable lighting, and a custom walk-in closet. Upstairs, a dedicated media room opens to a balcony with views of the property. All secondary bedrooms include ensuite baths and walk-in closets. The outdoor living area is designed for year-round enjoyment and includes a covered patio with a kitchen setup. The backyard features a large grassy area, a pool and spa with a waterfall feature, and a gas firepit. Bartonville offers the peace and charm of country living with convenient access to nearby amenities, equestrian facilities, restaurants, and daily conveniences, all while maintaining a quiet and private setting.

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

**MLS STATUS:** Pending

**MLS:** 21116481

**YEAR BUILT:** 2024

**COUNTY:** Denton

**TRACT OR SUBDIVISION:** Trifecta Estates

**LIST DATE:** 12/03/2025

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**

**SQUARE FEET:** 4,884

**TOTAL BEDS:** 5

**FULL BATHS:** 5

**HALF BATHS:** 2

**ACRES:** 2.23

**LOT SIZE (SQFT):** 97,138

## INTERIOR FEATURES

### FIREPLACE:

- Gas
- LivingRoom
- Stone

### FLOOR COVERINGS:

- Carpet
- CeramicTile
- Tile
- Wood

### APPLIANCES:

- SomeGasAppliances
- BuiltInCoffeeMaker
- BuiltInRefrigerator
- ConvectionOven
- Dishwasher
- GasCooktop
- Disposal
- IceMaker
- Microwave
- PlumbedForGas
- Refrigerator
- TanklessWaterHeater
- VentedExhaustFan
- WineCooler

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

<b>STYLE:</b> <ul style="list-style-type: none"><li>● ContemporaryModern</li><li>● Farmhouse</li><li>● Modern</li><li>● Detached</li></ul>	<b>PARKING:</b> <ul style="list-style-type: none"><li>● DoorMulti</li><li>● Driveway</li><li>● ElectricGate</li><li>● Garage</li><li>● GarageDoorOpener</li><li>● GarageFacesSide</li></ul>	<b>LOT DESCRIPTION:</b> <ul style="list-style-type: none"><li>● Acreage</li><li>● BackYard</li><li>● CornerLot</li><li>● CulDeSac</li><li>● Lawn</li><li>● Landscaped</li><li>● Subdivision</li><li>● SprinklerSystem</li><li>● FewTrees</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>● BuiltInBarbecue</li><li>● Balcony</li><li>● Barbecue</li><li>● FirePit</li><li>● GasGrill</li><li>● Lighting</li><li>● OutdoorGrill</li><li>● OutdoorKitchen</li><li>● RainGutters</li></ul>	<b>SIDING:</b> <ul style="list-style-type: none"><li>● Rock</li><li>● Stone</li><li>● Stucco</li></ul>
<b>POOL TYPE:</b> <ul style="list-style-type: none"><li>● Gunitite</li><li>● Heated</li><li>● InGround</li><li>● OutdoorPool</li><li>● Pool</li><li>● PoolSpaCombo</li><li>● Waterfall</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>● BackYard</li><li>● Fenced</li><li>● Gate</li><li>● WroughtIron</li></ul>

## UTILITIES

<b>HEATING/COOLING:</b> <ul style="list-style-type: none"><li>● Central</li><li>● Fireplaces</li><li>● NaturalGas</li></ul>	<b>UTILITIES:</b> <ul style="list-style-type: none"><li>● ElectricityConnected</li><li>● NaturalGasAvailable</li><li>● SepticAvailable</li><li>● SeparateMeters</li><li>● UndergroundUtilities</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>● BuiltInFeatures</li><li>● Chandelier</li><li>● DecorativeDesignerLightingFixtures</li><li>● EatInKitchen</li><li>● HighSpeedInternet</li><li>● KitchenIsland</li><li>● OpenFloorplan</li><li>● VaultedCeilings</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>● FireAlarm</li><li>● FireSprinklerSystem</li><li>● SecurityGate</li><li>● SmokeDetectors</li><li>● SecurityLights</li></ul>
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LISTED BY: Kim Bedwell 

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BROKERED BY: Briggs Freeman Sothebys Intl