

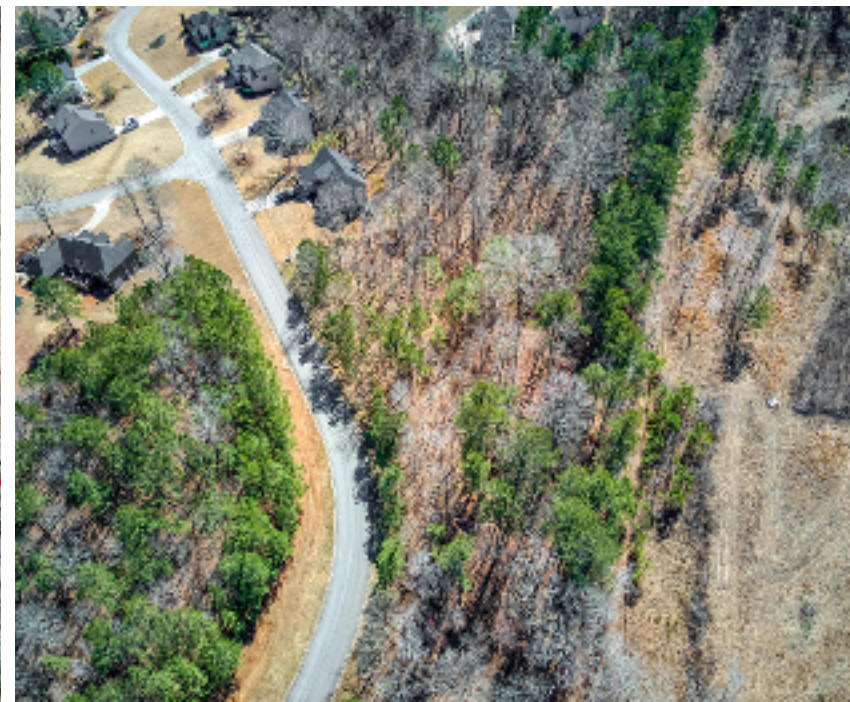


263 Principal Meridian Drive

listed by Amy Mollohan

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A Dallas Gem *with Room to Live, Work, and Entertain*

Don't miss out on the opportunity to build your dream home on this stunning lot! Situated in a peaceful wooded setting in an amenity rich subdivision, this lot has all utilities on site. With a flexible building site suitable for basement, slab, or crawlspace foundation, you have the freedom to customize your home to your liking. If you're interested in a basement, there's room to expand further back on the property. The neighborhood regulations require homes to be a minimum size and approved by the HOA, with a refundable deposit to

ensure construction is completed. Take advantage of this prime location and start building your dream home today! Builder Notes: Building set backs are 35' front, 25' rear, 15' sides. Homes must be a minimum of sqft and house plan needs to be approved by HOA. A \$3,000 refundable deposit needs to be paid to HOA before beginning construction. This is to prevent grading a lot and not building on it. You will get deposit back after construction.



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If you have an existing relationship with another brokerage, this is not intended as a solicitation. All data believed to be accurate but not warranted. Ansley upholds Equal Housing Opportunity & Federal Fair Housing policies.

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