

FOR SALE

17205 Wester Way Court
Dallas, TX 75248



Prime city living at its best! Less than 15 miles from Downtown Dallas, this elegant home offers quick access to major roads, is within making distance to Preston Green Park and is near Preston Trail Golf Club, Texas A&M AgriLife Center and UT Dallas. Designed for both family living and entertaining, this home features a private pool, spacious interiors, and a welcoming atmosphere within highly-desirable Brentfield/Parkhill/Pearce attendance zones. This is a true dream home in the heart of it all!

Lot Size	11,723 SF per DCAD	School District	Richardson
Zoning	R-7.5 (A)	Dwelling Size	4,541 Square feet (per DCAD)
This spacious home has 4 bedrooms, 3 full baths and 1 half-bath, a large pantry, 3-car attached garage, luxury kitchen, pool and hot tub, and a covered patio.			
Open House:	June 14 th from 2:00 pm to 4:00 pm, and July 12 th from 2:00 pm to 4:00 pm.		
Minimum Bid Amount:	\$893,100		

Property, located in the sought after Highland of McKamy subdivision in Dallas County, is being sold AS IS, WHERE IS, WITH ALL FAULTS.

DART RESERVES THE RIGHT TO ACCEPT ANY OFFER THAT MEETS OR EXCEEDS THE MINIMUM BID AMOUNT AND IMMEDIATELY ADVANCES TO CLOSING UPON RECEIPT OF THE APPLICABLE ESCROW PAYMENT AND APPROVED BY THE DART BOARD OF DIRECTORS.

An escrow payment of 5 percent of the bid amount must be deposited at the time of bid with **Republic Title Company**. The escrow payment will be credited against the purchase price at closing. Purchaser also agrees to pay bid amount in full, plus closing costs determined by the title company. DART does not pay realtor or broker fees.

Conveyance will be made by a special warranty deed with reservation of a noise and vibration easement and will be subject to all easements, restrictions, reservations, or other instruments of record affecting the property. DART will only convey the property to the person or entity who submitted the successful bid, and bidder is agreeing to close on the property within 30-days of approval of the DART Board of Directors and the Federal Transit Administration (FTA), if applicable. **Bids must be submitted by email to PropMgmt@DART.org** using the DART Property Bid Form available at <https://www.DART.org/PropertySales>.

