



\$ 459,900



1989 Dogwood Trl, Collinsville, IL 62234

- » Beds: 3 | Baths: 2 Full, 1 Half
- » MLS #: 25030749
- » Single Family | 3,680 ft<sup>2</sup> | Lot: 10,528 ft<sup>2</sup>
- » More Info: [1989DogwoodTrl.IsForSale.com](http://1989DogwoodTrl.IsForSale.com)



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**TRULY UNIQUE OPPORTUNITY!** This distinctive home sits at the end of a cul-de-sac on a private 2+ acre wooded lot. This one-and-a-half story residence offers a main level primary bedroom suite, 2 additional spacious bedrooms, three bathrooms, and a walkout lower level. The living room features solid wood pocket doors, a striking wood-burning fireplace, and elegant crown molding. Hardwood floors and stylish wallpaper accents enhance the home's character. A sunroom overlooking the trees and kitchen both open to a composite deck ideal for outdoor entertaining. The expansive main-floor laundry provides added pantry and storage. The oversized primary suite boasts three walk-in closets and a luxurious private bath. The lower level offers a workshop, craft area with built-in table, game room space, two storage closets with shelving, and a finished family room/flex room. Well maintained with newer HVAC units (2022 & 2024), a tankless water heater (2022), and a built-in security system.

