

\$8,750,000 - 2202 Lilac Lane, Frisco

MLS® #20972352

\$8,750,000

6 Bedroom, 7.20 Bathroom, 9,906 sqft
Residential on 0.67 Acres

The Hills Of Kingswood Ph 1, Frisco, TX

SPECTACULAR VIEWS greet you as you enter this warm, modern masterpiece. Situated on a private, elevated lot in the prestigious Hills of Kingswood — a premier gated community in Frisco with 24-hour security — this 9,906-square-foot home offers refined living with 6 bedrooms, 9 bathrooms, and 3 laundry rooms. A gated motor court offers additional privacy. Boasting panoramic views, this home blends elegance and innovation.

The primary suite is a true retreat, featuring a spa-inspired bath with heated floors, a lavish soaking tub and expansive his and hers closet. Wellness is at your doorstep with an on-site workout center and rejuvenating steam shower.

Designed for seamless entertaining, the residence boasts a dramatic 21-foot motorized pocketing slider opening to a spectacular 60-foot pool. The outdoor living experience continues with a fully equipped kitchen, fireplace, and multiple sitting areas. The backyard features premium artificial turf, tiered levels, and a private putting green.

Upstairs, a balcony captures breathtaking views, providing the perfect backdrop for morning coffee or evening relaxation.

Every detail of this one-of-a-kind home has been thoughtfully crafted for luxury living. This home is move in ready with construction



scheduled for completion in October 2025.

Built in 2025

Essential Information

MLS® #	20972352
Price	\$8,750,000
Bedrooms	6
Bathrooms	7.20
Full Baths	7
Half Baths	2
Square Footage	9,906
Acres	0.67
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary/Modern
Status	Active

Community Information

Address	2202 Lilac Lane
Subdivision	The Hills Of Kingswood Ph 1
City	Frisco
County	Denton
State	TX
Zip Code	75034-3654

Amenities

Utilities	City Sewer, City Water, Electricity Available, Individual Gas Meter, Individual Water Meter
Features	Gated, Guarded Entrance
# of Garages	4
Garages	Garage, Garage Door Opener, 2-Car Double Doors, Garage Faces Side, Gated, Other, Parking Pad
Has Pool	Yes
Pool	Gunite, Heated, In Ground, Outdoor Pool, Pool/Spa Combo, Private, Pump, Other

Interior

Interior Features	Cable TV Available, Chandelier, Decorative Lighting, Double Vanity, Kitchen Island, Smart Home System, Sound System Wiring, Walk-In Closet(s)
Heating	Natural Gas
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Bedroom, Decorative, Gas, Gas Logs, Great Room, Masonry, Master Bedroom, Outside, Ventless

Exterior

Exterior Features	Attached Grill, Balcony, Gas Grill, Outdoor Kitchen, Outdoor Living Center
Lot Description	Adjacent to Greenbelt, Landscaped
Roof	Metal
Construction	Fiber Cement, Frame, Metal Siding, Stone Veneer, Stucco
Foundation	Pillar/Post/Pier, Slab

School Information

District	Lewisville ISD
Elementary	Hicks
Middle	Arbor Creek
High	Lewisville

Listing Details

Listing Agent	Mary Zook
Listing Office	Competitive Edge Realty LLC

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