



**PACESETTER  
HOMES**

A QUALICO Company

# Community Guide

**Sutton Fields | Celina, TX**



## Tax Rate

City of Celina	0.5764010
Denton County	0.1859380
Prosper ISD	1.2141000

**Total 1.9764390% + PID\***

*with Homestead Exemption = 1.634%\* + PID\*\**

\*Based on a \$500,000 sales price. Homeowner to file separately. Subject to change.

\*\* PID amount varies by homesite size.

## Utilities

Mustang Water - Water	940-440-9561
CoServ - Electric & Gas	940-321-7800
Celina - Trash	972-382-3345
Optimum - Internet/Cable	469-325-0817
ATT - Internet/Cable	469-343-5452

**HOA** \$550/year

## Community Amenities

Amenity Center	Ponds & Green Space
Pools	Walking Paths
Pocket Farms	

## Area School Information - Prosper ISD

Dan Christie Elementary School  
6505 Crutchfield Rd, Celina, TX 76227

Moseley Middle School  
1451 N. Teel Parkway, Prosper, TX 75078

Richland High School  
3450 Prairie Drive, Prosper, TX 75078

## Shopping

Kroger  
Target  
Costco  
H-E-B  
Walmart Supercenter  
The Gates of Prosper

## Recreation

Frontier Park  
Lewisville Lake  
Lake Ray Roberts  
Sharkarosa Wildlife Ranch



Visit our Model Home

6512 Farndon Dr, Celina, TX 75009

469-840-3463

[pacesetterhomestexas.com](http://pacesetterhomestexas.com)

The information above is subject to change without notice. Pacesetter Homes is not affiliated with the businesses listed above. Pacesetter Homes cannot guarantee that this community will be serviced by any particular public school/school district, or once serviced by a particular school/school district, that the same school/school district will service the community for a particular period of time. Buyer should independently confirm the above details. 02.24.26

