

$382,190.00

## 1687 HAPPY VALLEY ST, MONTGOMERY, TX 77316, USA

https://bunkerhillhomes.com

OUTSTANDING NEW D. R. HORTON BUILT 5 BEDROOM IN FAIRWATER! MOVE-IN READY! Desirable Interior Layout with Two Bedrooms & Two Baths Downstairs! Wonderful Entry Leads to Island Kitchen with Corner Pantry, Large Dining Area, & Spacious Living Room! Privately Located First Floor Primary Suite Offers Incredible Garden Bath with Dual Sinks, Separate Tub & Shower, […]

## Rooms & Units Description

**Property title:** 1037 Dancing Feather Montgomery Texas 77316

**Room Count:** 8

**Room Description:** Breakfast Room,Family Room,Gameroom Up,Utility Room in House

**Bed Room Description:** 2 Bedrooms Down,Primary Bed - 1st Floor,Walk-In Closet

**Master Bath Desc:** Primary Bath: Double Sinks,Primary Bath: Separate Shower,Primary Bath: Soaking Tub,Secondary Bath(s): Tub/Shower Combo

**Photo Count:** 27

**HOA Mandatory:** 1

**Original List Price:** 382190.00

**Green Certification:** Home Energy Rating/HERS

**Completed Construction Date:** 2023-07-15

## Property Details

**Parcel Number:** 5032-10-03900

**Lot Desciption:** Subdivision Lot

**Style:** Traditional

**List Type:** Exclusive Right to Sell/Lease

**Builder Name:** D. R. Horton

**Price Sq Ft List:** 138.17

**Acres Desciption:** 0 Up To 1/4 Acre

**Dwelling Type:** Free Standing

**New Construction:** 1

**New Construction Desc:** Never Lived In

**Stories:** 2

**Floors:** Carpet,Vinyl Plank

**Restrictions:** Deed Restrictions,Restricted, Deed Restrictions,Restricted

**Utility District:** 1

## Property Features

**Exterior:** Back Yard,Back Yard Fenced,Covered Patio/Deck,Sprinkler System

**Interior:** Alarm System - Owned,Fire/Smoke Alarm,High Ceiling,Prewired for Alarm System

**Roof:** Composition

**Foundation:** Slab

**Garage Carport:** Auto Garage Door Opener

**Garage Desc:** Attached Garage

**No Of Garage Cap:** 2

**Heat System:** Central Gas

**Cool System:** Central Electric

**Energy:** Attic Vents,Ceiling Fans,Digital Program Thermostat,High-Efficiency HVAC,HVAC>13 SEER,Insulated/Low-E windows,Insulation - Batt,Insulation - Blown Fiberglass,Radiant Attic Barrier,Tankless/On-Demand H2O Heater

**Kitchen Desc:** Breakfast Bar,Island w/o Cooktop,Kitchen open to Family Room,Walk-in Pantry

**Oven Type:** Freestanding Oven,Gas Oven

**Dishwasher:** 1

**Water Sewer:** Public Sewer,Water District

**Countertops:** Granite/Quartz

**Microwave:** 1

**Siding:** Brick,Cement Board,Stone

## Fees & Taxes

**Tax Rate:** 3.0981

**Tax Year:** 2023

**Maint Fee Includes:** Recreational Facilities

**Other Mandatory Fee:** transfer fee

**Fee Other:** 1

**Fee Other Amount:** $250

## Basics

**Baths Full:** 3

**Year Built Src:** Builder

## Location Details

**Area:** 39

**County Or Parish:** Montgomery

**School District:** 37 - Montgomery

**Directions:** From I-45 headed North, Exit & head West (Left) @ FM 2854. Go past Keenan Cut Off Road. Turn R @ Fairwater Parkway Place, then follow signs to the model, which is at 1311 Pleasant Springs, Montgomery, 77316.

**School Elementary:** KEENAN ELEMENTARY SCHOOL

**School Middle:** OAK HILL JUNIOR HIGH SCHOOL

**School High:** LAKE CREEK HIGH SCHOOL

**Subdivision:** Fairwater

**Geo Market Area:** Lake Conroe Area

**State:** Texas

**Zip:** 77316

**City:** Montgomery

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions,Restricted

**Connections:** Electric Dryer Connections,Washer Connections

**Disclosures:** Mud,No Disclosures

**Disposal:** 1

**Finance Available:** Cash Sale,Conventional,FHA,VA

**Range Type:** Freestanding Range,Gas Range

**Legal:** S503210 - Fairwater 10, BLOCK 2, Lot 30

**DOM:** 8

## Courtesy of

**List Office Name:** D.R. Horton Homes