

$275,000.00

109 SPRINGS EDGE DR, MONTGOMERY, TX 77356, USA

https://bunkerhillhomes.com

Located in the beautiful Lake Conroe community of April Sound a gated community on a thousand acres of rolling hills, tall pines, including April Sound Country Club. There are 27 holes of golf, 12 tennis courts, 5 swimming pools, marina, and restaurants on the south shore of Lake Conroe. This is a perfect opportunity for […]

Rooms & Units Description

Property title: 109 Springs Edge Conroe Texas 77356

Room Count: 10

Room Description: Breakfast Room,Den,Formal Dining,Living Area - 1st Floor,Utility Room in House

Bed Room Description: En-Suite Bath,Primary Bed - 1st Floor

Master Bath Desc: Primary Bath: Double Sinks,Secondary Bath(s): Shower Only,Vanity Area

Photo Count: 13

Subdivision Lake Access YN: 1

HOA Mandatory: 1

Original List Price: 305000.00

Key Map: 154H

Property Details

Parcel Number: 2150-00-05900

Lot Desciption: Corner,Cul-De-Sac,In Golf Course Community

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 135.87

Acres: 0.3726

Acres Desciption: 0 Up To 1/4 Acre

Dwelling Type: Free Standing

Stories: 2

Restrictions: Deed Restrictions, Deed Restrictions

Property Features

Exterior: Back Yard,Controlled Subdivision Access,Subdivision Tennis Court

Roof: Composition

Foundation: Slab

Garage Desc: Detached Garage

No Of Garage Cap: 2

Heat System: Central Electric

Cool System: Central Electric

Pool Area: 1

Fireplace Description: Gas Connections,Gaslog Fireplace,Wood Burning Fireplace

Fireplaces Number: 1

Energy: Ceiling Fans,Digital Program Thermostat,High-Efficiency HVAC

Kitchen Desc: Pantry

Oven Type: Electric Oven

Dishwasher: 1

Water Sewer: Water District

Microwave: 1

Golf Course: April Sound Country Club

Siding: Wood

Fees & Taxes

Tax Rate: 2.1665

Tax Amount: 5340

Tax Year: 2022

Other Mandatory Fee: Monthly social club/transfer fee

Fee Other: 1

Fee Other Amount: 65/250

Basics

Baths Full: 2

Baths Half: 1

Year Built Src: Appraisal District

Price Change Timestamp: 2023-07-30T19:37:20.160

Location Details

Area: 39

County Or Parish: Montgomery

School District: 37 - Montgomery

Directions: 105 West to April Sound Subdivision, Right on April Sound Blvd, 1st right after the gates on April Wind, 1st right onto Springs Edge, 1st right to cul-de-sac- Home is located at the end of the cul-de-sac on the left side.

School Elementary: STEWART CREEK ELEMENTARY SCHOOL

School Middle: OAK HILL JUNIOR HIGH SCHOOL

School High: LAKE CREEK HIGH SCHOOL

Subdivision: April Sound 01

Geo Market Area: Lake Conroe Area

State: Texas

Zip: 77356

City: Conroe

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

Connections: Electric Dryer Connections

Disclosures: Mud,Sellers Disclosure

Disposal: 1

Exemptions: Homestead,,,,,,,,,,

Finance Available: Cash Sale,Conventional

Range Type: Electric Range

Legal: APRIL SOUND 01, BLOCK 3, LOT 7

DOM: 74

Courtesy of

List Office Name: Keller Williams Advtge Realty