$399,000.00

## 111 HARBOUR TOWN WAY, MONTGOMERY, TX 77356, USA

https://bunkerhillhomes.com

PRICE ENHANCEMENT! Don’t miss out on this beauty in April Sound! Well maintained 2-story 3-bedroom/3 bath home on a cul-de-sac in a gated waterfront community on Lake Conroe. The owner’s suite is upstairs along with the kitchen which is open to the dining and living room. There is also a half bath on this level […]

## Rooms & Units Description

**Property title:** 111 Harbour Town Conroe Texas 77356

**Room Count:** 3

**Room Description:** 1 Living Area,Breakfast Room,Living Area - 2nd Floor,Utility Room in House

**Beds Max:** 3

**Bed Room Description:** Primary Bed - 2nd Floor

**Master Bath Desc:** Half Bath,Primary Bath: Separate Shower

**Photo Count:** 50

**Subdivision Lake Access YN:** 1

**HOA Mandatory:** 1

**Original List Price:** 425000.00

## Property Details

**Parcel Number:** 2150-07-28500

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

**Style:** Split Level,Traditional

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

**Price Sq Ft List:** 171.76

**Acres:** 0.0915

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

**Dwelling Type:** Free Standing

**Stories:** 2

**Restrictions:** Deed Restrictions, Deed Restrictions

## Property Features

**Exterior:** Balcony,Controlled Subdivision Access,Covered Patio/Deck,Subdivision Tennis Court

**Interior:** Drapes/Curtains/Window Cover

**Roof:** Composition

**Foundation:** Slab

**Garage Desc:** Attached Garage

**No Of Garage Cap:** 2

**Heat System:** Central Gas

**Cool System:** Central Electric

**Pool Area:** 1

**Fireplaces Number:** 1

**Energy:** Ceiling Fans,Digital Program Thermostat

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

**Dishwasher:** 1

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

**Microwave:** 1

**Golf Course:** April Sound Country Club

**Siding:** Brick

## Fees & Taxes

**Tax Rate:** 2.3805

**Tax Amount:** 6075

**Tax Year:** 2022

**Maint Fee Includes:** Clubhouse,Courtesy Patrol,Grounds,On Site Guard,Recreational Facilities

**Other Mandatory Fee:** POA transfer fee/CC mem+transfe

**Fee Other:** 1

**Fee Other Amount:** 350/540/86

## Basics

**Baths Full:** 2

**Baths Half:** 1

**Year Built Src:** Appraisal District

**Price Change Timestamp:** 2023-08-01T13:54:02.307

## Location Details

**Area:** 39

**County Or Parish:** Montgomery

**School District:** 37 - Montgomery

**Directions:** Highway 105 West to April Sound Blvd. Left on April Waters Drive N. Right on Harbour Town. Left on Harbour Town Way. Home is on the Right

**School Elementary:** STEWART CREEK ELEMENTARY SCHOOL

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

**School High:** LAKE CREEK HIGH SCHOOL

**Subdivision:** April Sound 07

**Geo Market Area:** Lake Conroe Area

**State:** Texas

**Zip:** 77356

**City:** Conroe

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Disclosures:** Sellers Disclosure

**Exemptions:** Homestead,,,,Senior,

**Legal:** APRIL SOUND 07, BLOCK 38, LOT 2

**Realist Block:** Deed Restrictions

**Disposal:** 1

**Range Type:** Gas Range

**DOM:** 24

## Courtesy of

**List Office Name:** Green & Associates Real Estate