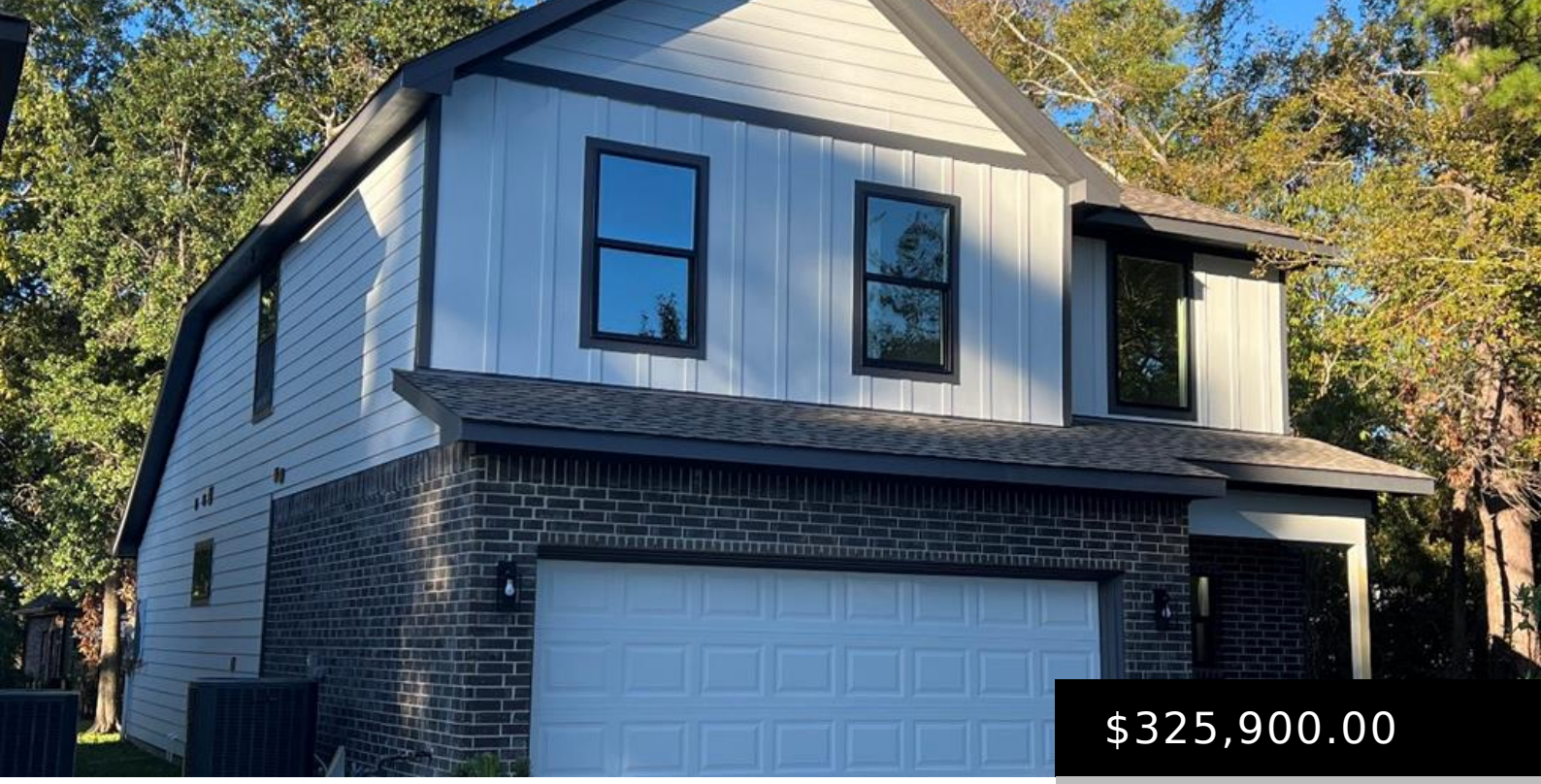


$325,900.00

12871 ORION CT E, WILLIS, TX 77318, USA

https://bunkerhillhomes.com

To-Be Built- Brand New Under Construction Still time to select finishes- Lake living at its finest. NEW CONSTRUCTION on Lake Conroe in a gated community! Enjoy all the amenities of beautiful Point Aquarius! 24/7 manned gate, parks and ponds. This golf-cart friendly community includes 2 marinas, 2 boat ramps, disc golf, scenic water views, 2 [...]

Rooms & Units Description

Property title: 12871 Orion Ct Willis Texas 77318

Room Count: 6

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

Beds Max: 3

Bed Room Description: Primary Bed - 1st Floor,Primary Bed - 2nd Floor

Master Bath Desc: Primary Bath: Double Sinks,Primary Bath: Separate Shower

Photo Count: 12

Subdivision Lake Access YN: 1

HOA Mandatory: 1

Original List Price: 325900.00

Key Map: 125G

Property Details

Parcel Number: 8090-01-26100

Lot Desciption: Subdivision Lot

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Builder Name: Canvas Homes

Price Sq Ft List: 179.96

Acres: 0.0826

Acres Desciption: 0 Up To 1/4 Acre

Dwelling Type: Free Standing

New Construction: 1

New Construction Desc: To Be Built/Under Construction

Stories: 2

Floors: Carpet,Laminate,Tile

Restrictions: Deed Restrictions, Deed Restrictions

Utility District: 1

Property Features

Exterior: Back Yard,Controlled Subdivision Access,Porch

Roof: Composition

Foundation: Slab

Garage Desc: Attached Garage

No Of Garage Cap: 2

Heat System: Central Gas

Cool System: Central Electric

Pool Area: 1

Energy: Attic Vents,Digital Program Thermostat,Insulation - Batt

Dishwasher: 1

Water Sewer: Public Sewer,Public Water,Water District

Countertops: Granite

Microwave: 1

Siding: Brick,Cement Board

Fees & Taxes

Tax Rate: 2.2748

Tax Amount: 538

Tax Year: 2022

Maint Fee Includes: Clubhouse,On Site Guard,Recreational Facilities

Other Mandatory Fee: 1 Time Transfer fee when purchasing

Fee Other: 1

Fee Other Amount: 350.00

Basics

Baths Full: 2

Baths Half: 1

Year Built Src: Builder

Completion Date: 2023-05-31

Location Details

Area: 39

County Or Parish: Montgomery

School District: 56 - Willis

Directions: FM 1097 To Point Aquarius. Left into Point Aquarius, through gate, right on Constellation, Immediate left on Andromeda, 3 blocks to Orion Ct, turn Right.

School Elementary: W. LLOYD MEADOR ELEMENTARY SCHOOL

School Middle: ROBERT P. BRABHAM MIDDLE SCHOOL

School High: WILLIS HIGH SCHOOL

Subdivision: Point Aquarius 01

Geo Market Area: Lake Conroe Area

State: Texas

Zip: 77318

City: Willis

Miscellaneous

Annual Maint Desc: Mandatory

Connections: Electric Dryer Connections,Washer Connections

Disposal: 1

Range Type: Gas Range

Legal Subdivision: POINT AQUARIUS

DOM: 186

Realist Block: Deed Restrictions

Disclosures: Mud

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

Legal: POINT AQUARIUS 01, BLOCK 14, LOT 9

Access: Manned Gate

Courtesy of

List Office Name: Front Real Estate Co - Houston