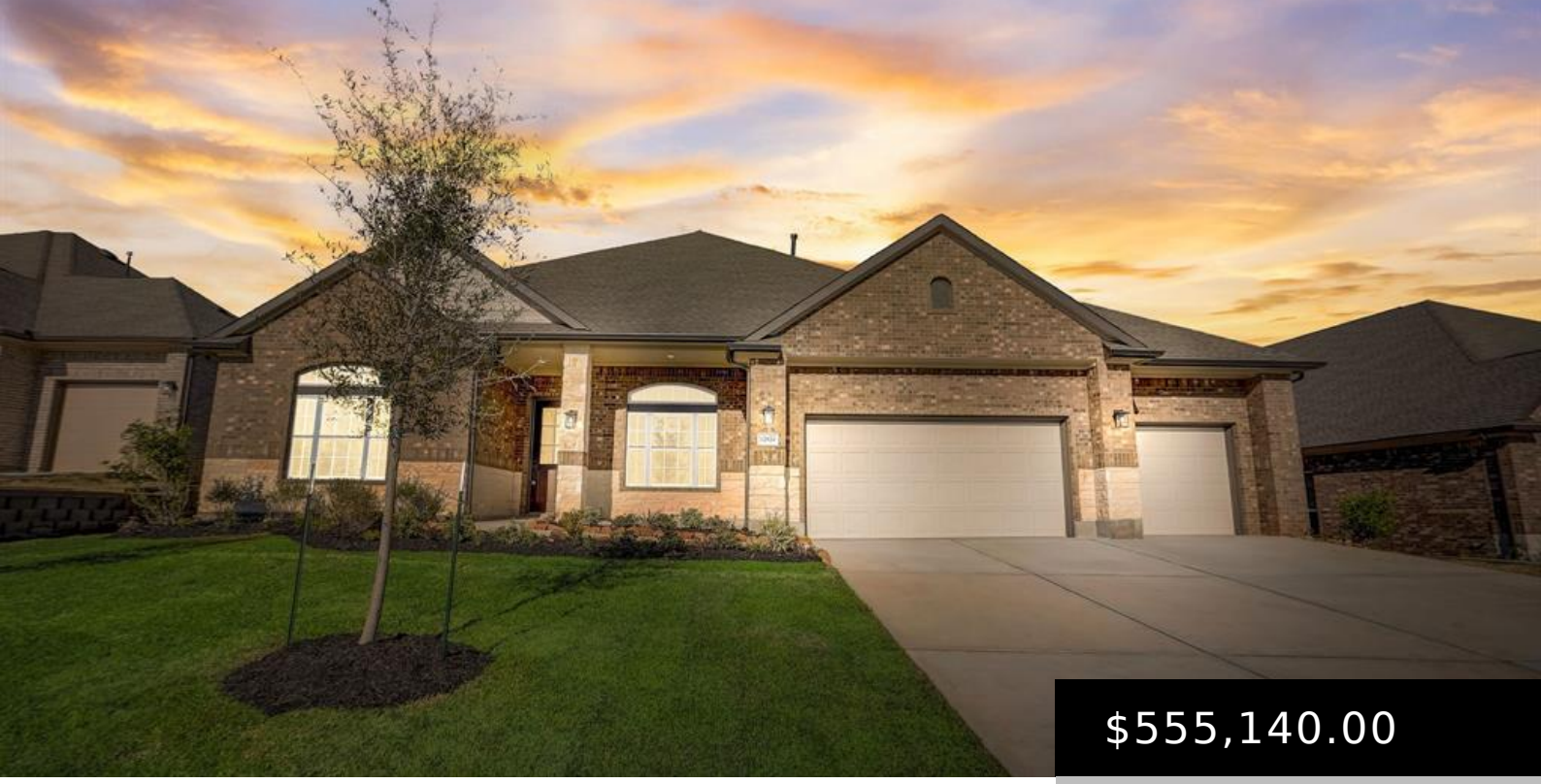


$555,140.00

## 12924 FRENCH QUARTER DR, WILLIS, TX 77318, USA

https://bunkerhillhomes.com

NEW CONSTRUCTION! DH Homes presents this beautiful home located in the gated community of The French Quarter on Lake Conroe, in Willis, Texas. Deed restrictions & thoughtfully designed floor plans for country and lake living at its best! Very large open living area. Exceptional Kitchen is a Chefs delight with lots of cabinetry and granite […]

## Rooms & Units Description

**Property title:** 12924 French Quarter Willis Texas 77318

**Room Count:** 7

**Room Description:** 1 Living Area,Formal Dining,Home Office/Study,Living Area - 1st Floor,Living/Dining Combo,Utility Room in House

**Bed Room Description:** All Bedrooms Down,En-Suite Bath,Primary Bed - 1st Floor,Sitting Area,Walk-In Closet

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

**Photo Count:** 11

**Subdivision Lake Access YN:** 1

**HOA Mandatory:** 1

**Original List Price:** 547760.00

**Green Certification:** Home Energy Rating/HERS,Other Energy Report

**Vac Rental:** Allowed

## Property Details

**Parcel Number:** 5210-04-01800

**Lot Desciption:** Cleared,Subdivision Lot

**Lot Dimention:** 77x156

**Style:** French,Ranch

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

**Builder Name:** DH Homes

**Price Sq Ft List:** 213.76

**Acres Desciption:** 1/4 Up to 1/2 Acre

**Dwelling Type:** Free Standing

**New Construction:** 1

**New Construction Desc:** To Be Built/Under Construction

**Stories:** 1

**Floors:** Carpet,Vinyl Plank

**Ownership:** Full Ownership

**Restrictions:** Deed Restrictions, Deed Restrictions

**Utility District:** 1

## Property Features

**Exterior:** Back Yard,Controlled Subdivision Access,Covered Patio/Deck,Not Fenced,Porch,Private Driveway,Sprinkler System

**Interior:** Alarm System - Owned,Drapes/Curtains/Window Cover,Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling

**Roof:** Composition

**Foundation:** Slab

**Garage Desc:** Attached Garage,Oversized Garage

**No Of Garage Cap:** 3

**Heat System:** Central Gas

**Cool System:** Central Electric

**Pool Area:** 1

**Fireplace Description:** Gaslog Fireplace

**Fireplaces Number:** 1

**Energy:** Attic Vents,Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,Energy Star/CFL/LED Lights,Energy Star/Reflective Roof,High-Efficiency HVAC,HVAC>13 SEER,Insulated Doors,Insulated/Low-E windows,Insulation - Batt,Insulation - Blown Fiberglass,North/South Exposure,Other Energy Features,Tankless/On-Demand H2O Heater

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

**Oven Type:** Gas Oven

**Dishwasher:** 1

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

**Countertops:** Granite

**Microwave:** 1

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

## Fees & Taxes

**Tax Rate:** 2.4221

**Tax Year:** 2022

**Maint Fee Includes:** Clubhouse,Grounds,Limited Access Gates,Other,Recreational Facilities

**Other Mandatory Fee:** Transfer fee

**Fee Other:** 1

**Fee Other Amount:** 150

## Basics

**Baths Full:** 2

**Year Built Src:** Builder

**Price Change Timestamp:** 2023-07-19T13:11:03.500

**Completion Date:** 2023-09-15

## Location Details

**Area:** 39

**County Or Parish:** Montgomery

**School District:** 56 - Willis

**Directions:** From I-45, North exit FM 830 West to Cude Cemetery Rd. Turn South on Cude Cemetery to French Quarter Dr. Left on French Quarter Drive, and you have arrived.

**School Elementary:** LAGWAY ELEMENTARY SCHOOL

**School Middle:** ROBERT P. BRABHAM MIDDLE SCHOOL

**School High:** WILLIS HIGH SCHOOL

**Subdivision:** French Quarter On Lake Conroe

**Geo Market Area:** Lake Conroe Area

**State:** Texas

**Zip:** 77318

**City:** Willis

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions

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

**Disclosures:** No Disclosures

**Disposal:** 1

**Finance Available:** Cash Sale,Conventional,FHA,Investor,USDA Loan,VA

**Range Type:** Gas Range

**Legal:** Lot 18, Block 1, Section 4

**DOM:** 84

## Courtesy of

**List Office Name:** DH Homes