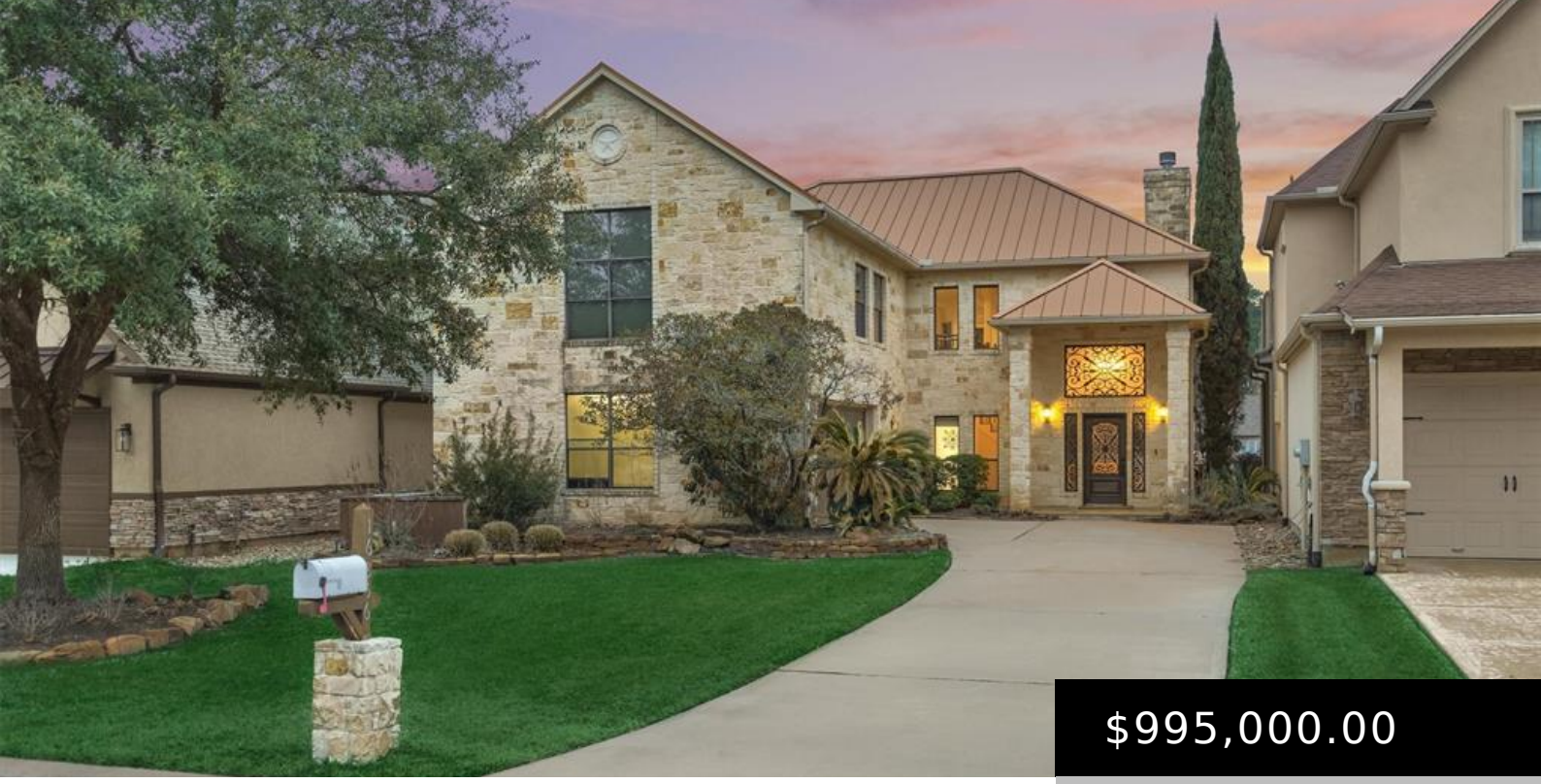


$995,000.00

16856 FALCON SOUND DR, MONTGOMERY, TX 77356, USA

https://bunkerhillhomes.com

Beautiful quality waterfront w/ over $125,000 in recent remodeling!!! High-end finishes throughout; Austin Stone Exterior, Copper-coated metal roof, Cedar garage door, soaring 2-story living, oversized window to maximize views – all located on the preferred north end of Lake Conroe, close to the National Forest. 4 Bedrms (2 master's…1 upstairs & 1 down), 3.5 Baths, […]

Rooms & Units Description

Property title: 16856 Falcon Sound Montgomery Texas 77356

Room Count: 10

Room Description: 1 Living Area,Breakfast Room,Den,Family Room,Gameroom Up,Living Area - 1st Floor,Utility Room in House

Beds Max: 5

Bed Room Description: 2 Primary Bedrooms,En-Suite Bath,Primary Bed - 1st Floor,Walk-In Closet

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

Photo Count: 50

Subdivision Lake Access YN: 1

HOA Mandatory: 1

Original List Price: 1050000.00

Key Map: 94Z

Vac Rental: Not Allowed

Property Details

Parcel Number: 5047-00-03000

Lot Desciption: Cul-De-Sac,Subdivision Lot,Water View,Waterfront

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 325.06

Acres: 0.131

Acres Desciption: 0 Up To 1/4 Acre

Dwelling Type: Free Standing

Stories: 2

Floors: Carpet,Concrete,Tile,Wood

Ownership: Full Ownership

Restrictions: Deed Restrictions, Deed Restrictions

Property Features

Exterior: Back Yard,Covered Patio/Deck,Exterior Gas Connection,Outdoor Kitchen,Patio/Deck,Porch,Spa/Hot Tub

Interior: Alarm System - Owned,Crown Molding,Fire/Smoke Alarm,High Ceiling

Roof: Other

Foundation: Slab

Garage Desc: Attached Garage

No Of Garage Cap: 2

Heat System: Central Gas

Cool System: Central Electric

Pool Private: 1, Gunite,Heated,In Ground,Salt Water

Fireplace Description: Gaslog Fireplace

Fireplaces Number: 1

Energy: Attic Fan,Ceiling Fans,Digital Program Thermostat,HVAC>13 SEER,Insulated/Low-E windows,North/South Exposure,Tankless/On-Demand H2O Heater

Kitchen Desc: Breakfast Bar,Kitchen open to Family Room,Pantry,Under Cabinet Lighting,Walk-in Pantry

Oven Type: Electric Oven

Dishwasher: 1

Water Sewer: Public Sewer,Public Water

Countertops: Granite

Microwave: 1

Siding: Stone,Stucco

Water Amenity: Boat Lift,Boat Slip,Bulkhead,Lake View,Lakefront,Wood Bulkhead, Boat Lift,Boat Slip,Bulkhead,Lake View,Lakefront,Wood Bulkhead

Fees & Taxes

Tax Rate: 1.7481

Tax Amount: 11388

Tax Year: 2022

Maint Fee Includes: Other

Other Mandatory Fee: Transfer

Fee Other: 1

Fee Other Amount: 175

Basics

Baths Full: 3

Baths Half: 1

Year Built Src: Appraisal District

Price Change Timestamp: 2023-05-09T06:22:30.797



Location Details

Area: 39

County Or Parish: Montgomery

School District: 37 - Montgomery

Directions: I 45 N to FM 1097 West. Right on Teel Road. Right onto Falcon Sound. Left of Falcon Sound Dr. Home will be on the Right.

School Elementary: LINCOLN ELEMENTARY SCHOOL (MONTGOMERY)

School Middle: MONTGOMERY JUNIOR HIGH SCHOOL

School High: MONTGOMERY HIGH SCHOOL

Subdivision: Falcon Sound On The Lake

Geo Market Area: Lake Conroe Area

State: Texas

Zip: 77356

City: Montgomery

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

Connections: Electric Dryer Connections,Gas Dryer Connections,Washer Connections

Disclosures: Sellers Disclosure

Disposal: 1

Finance Available: Cash Sale,Conventional,VA

Range Type: Gas Cooktop

Legal: FALCON SOUND ON THE LAKE, BLOCK 1, LOT 30

Legal Subdivision: FALCON SOUND ON THE LAKE

DOM: 149

Courtesy of

List Office Name: BHGRE Gary Greene