

$344,990.00

## 17520 ROSEWOOD MANOR LN, ROMAN FOREST, TX 77357, USA

https://bunkerhillhomes.com

The Magellan is an incredibly spacious home featuring 5 bedrooms, 3 bathrooms, a game room, and a 2-car garage. A roomy entryway opens into an exceptionally designed home. The formal dining room is open, creating an elegant spot for holiday gatherings and family meals. As you enter the gorgeous kitchen, a large walk-in pantry provides [...]

## Rooms & Units Description

**Property title:** 17522 Mountain Timber New Caney Texas 77357

**Room Count:** 8

**Room Description:** Family Room,Gameroom Up,Kitchen/Dining Combo,Utility Room in House

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

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

**Photo Count:** 34

**HOA Mandatory:** 1

**Original List Price:** 344990.00

**Green Certification:** Home Energy Rating/HERS

**Completed Construction Date:** 2023-07-05

## Property Details

**Parcel Number:** NA

**Lot Desciption:** Subdivision Lot

**Style:** Traditional

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

**Builder Name:** M/I Homes

**Price Sq Ft List:** 128.87

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

**Dwelling Type:** Free Standing

**New Construction:** 1

**New Construction Desc:** Never Lived In

**Stories:** 2

**Floors:** Carpet,Vinyl Plank

**Ownership:** Full Ownership

**Restrictions:** Deed Restrictions, Deed Restrictions

**Utility District:** 1

## Property Features

**Exterior:** Back Yard Fenced,Covered Patio/Deck,Sprinkler System

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

**Roof:** Composition

**Foundation:** Slab

**Garage Desc:** Attached Garage

**No Of Garage Cap:** 2

**Heat System:** Central Gas

**Cool System:** Central Electric

**Energy:** Attic Vents,Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,Insulated/Low-E windows,Insulation - Batt

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

**Oven Type:** Electric Oven

**Dishwasher:** 1

**Water Sewer:** Water District

**Microwave:** 1

**Siding:** Brick

## Fees & Taxes

**Tax Rate:** 3.2604

**Tax Year:** 2023

**Maint Fee Includes:** Other

**Other Mandatory Fee:** Cap Fees

**Fee Other:** 1

**Fee Other Amount:** 300

## Basics

**Baths Full:** 3

**Year Built Src:** Builder

**Price Change Timestamp:** 2023-08-03T09:05:38.490

## Location Details

**Area:** 40

**County Or Parish:** Montgomery

**School District:** 47 - Splendora

**Directions:** From IAH George Bush Intercontinental Airport: Exit the airport from Will Clayton Pkwy to take I-69/US-59 N towards Humble. Follow I-69 northbound for approximately 13 miles and exit toward TX-242 on the right. Turn left (westbound) at the traffic light on TX-242 to cross under the freeway. Drive on TX-242 W for approximately 3 miles West of I-69/U-59 take a right on Big River Rd. models will be straight ahead, If you pass Wild Forest Drive, you have gone too far.

**School Elementary:** TIMBER LAKES ELEMENTARY SCHOOL

**School Middle:** SPLENDORA JUNIOR HIGH

**School High:** SPLENDORA HIGH SCHOOL

**Subdivision:** Pinewood at Grand Texas

**Geo Market Area:** Porter/New Caney West

**State:** Texas

**Zip:** 77357

**City:** New Caney

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions

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

**Disclosures:** Mud

**Disposal:** 1

**Exemptions:** Homestead

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

**Range Type:** Gas Range

**Legal:** Lot 6 Block 4 Pinewood at Grand Texas Section 2

**DOM:** 6

## Courtesy of

**List Office Name:** M/I Homes