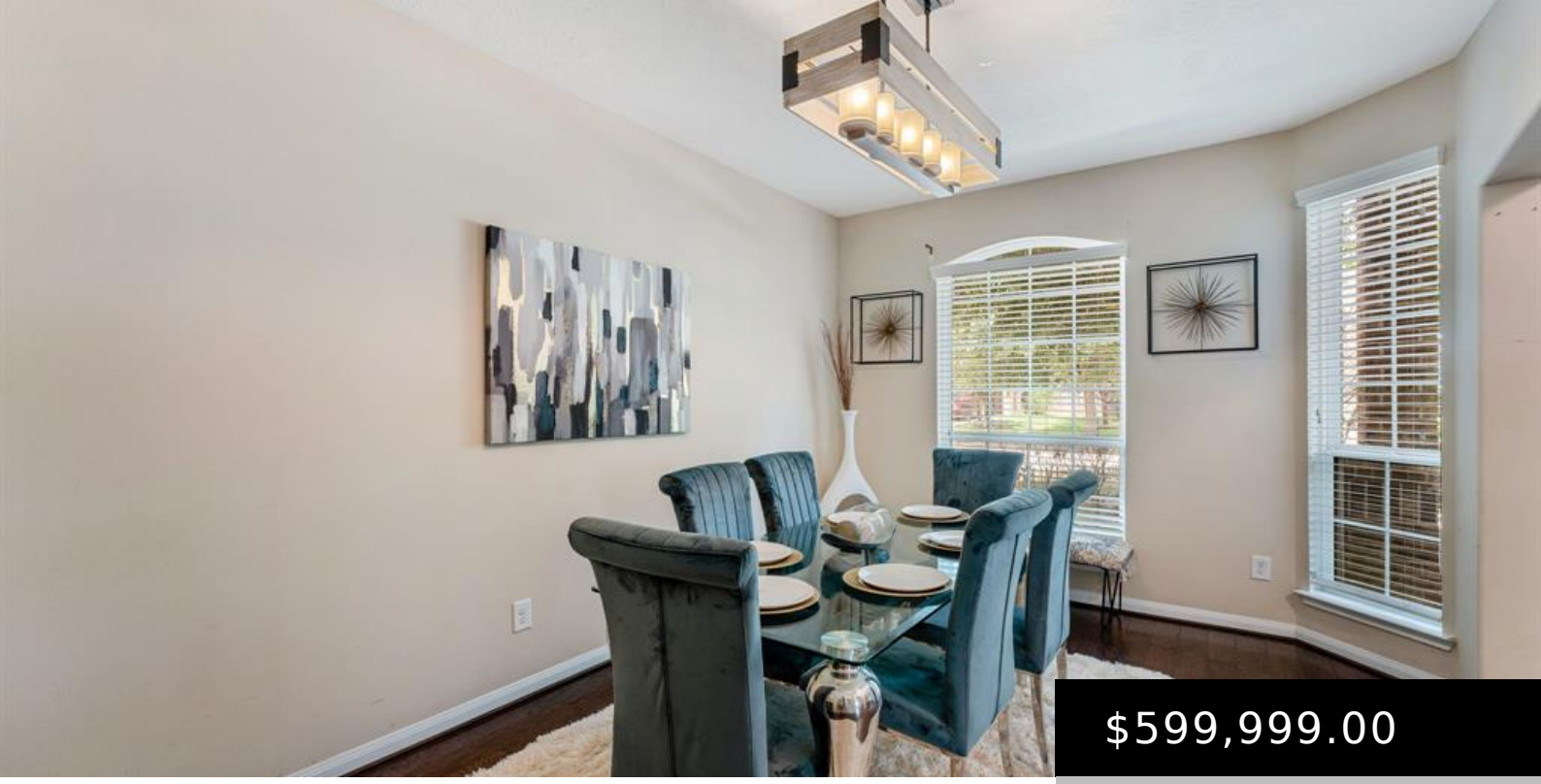


$599,999.00

## FIRST BEND, 17931 CHANNEL HILL DR, CYPRESS, TX 77433, USA

https://bunkerhillhomes.com

OPEN HOUSE JULY 30TH 2-4PM An exquisite two-story residence nestled in the desirable Bridgeland neighborhood! Your new home offers more than just a place to live—it embodies a complete family lifestyle. Situated on a premium lot with no rear neighbors, this property ensures privacy & serenity! As you step inside, the first floor welcomes you [...]

## Rooms & Units Description

**Property title:** 17931 Channel Hill Cypress Texas 77433

**Room Count:** 6

**Room Description:** Family Room,Formal Dining,Formal Living,Gameroom Up,Home Office/Study,Living Area - 1st Floor,Living Area - 2nd Floor,Media

**Bed Room Description:** Primary Bed - 1st Floor,Walk-In Closet

**Master Planned Community:** Bridgeland

**Photo Count:** 45

**HOA Mandatory:** 1

**Original List Price:** 620000.00

**Key Map:** 366L

## Property Details

**Parcel Number:** 129-018-001-0014

**Lot Desciption:** Other

**Style:** Other Style

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

**Price Sq Ft List:** 140.65

**Acres:** 0.1858

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

**Dwelling Type:** Free Standing

**Stories:** 2

**Floors:** Wood

**Restrictions:** Deed Restrictions, Deed Restrictions

## Property Features

**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

**Dishwasher:** 1

**Water Sewer:** Water District

**Microwave:** 1

**Siding:** Brick

## Fees & Taxes

**Tax Rate:** 3.2531

**Tax Amount:** 14815

**Tax Year:** 2022

## Basics

**Baths Full:** 3

**Baths Half:** 1

**Year Built Src:** Appraisal

**Price Change Timestamp:** 2023-07-29T20:27:22.543

## Location Details

**Area:** 25

**County Or Parish:** Harris

**School District:** 13 - Cypress-Fairbanks

**Directions:** From Fry rd., Turn into Bridgeland on N Bridgeland pkwy. Left on First Bend, take the their exit on the roundabout and make a right on Channel Bend rd. Turn Right on Channel Hill

**School Elementary:** MCGOWN ELEMENTARY

**School Middle:** SPRAGUE MIDDLE SCHOOL

**School High:** BRIDGELAND HIGH SCHOOL

**Subdivision:** First Bend Sec 4

**Geo Market Area:** Cypress South

**State:** Texas

**Zip:** 77433

**City:** Cypress

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Master Planned Community YN:** 1

**Realist Block:** Deed Restrictions

**Disclosures:** Sellers Disclosure

**Disposal:** 1

**Exemptions:** Homestead,Veteran,,,

**Legal:** LT 14 BLK 1 FIRST BEND SEC 4

**DOM:** 29

## Courtesy of

**List Office Name:** Hamilton Realty Group