

$1,300,000.00

181 CALEDONIA CIR, MONTGOMERY, TX 77316, USA

https://bunkerhillhomes.com

Located on a cul-de-sac in the Larkhaven enclave of Woodforest’s master-planned community. Coveted layout, highlighted by a courtyard & casita complete w/ a kitchenette. Enter the main area w/ soaring ceilings, hardwood floors & luxury features. Discover the first floor w/ an office/study(wood beams), sec. bdrm w/ full bath, media room, stunning primary suite, convenient […]

Rooms & Units Description

Property title: 181 Caledonia Montgomery Texas 77316

Room Count: 7

Room Description: 1 Living Area,Breakfast Room,Family Room,Gameroom Up,Guest Suite,Home Office/Study,Kitchen/Dining Combo,Living Area - 1st Floor,Living/Dining Combo,Media,Utility Room in House

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

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

Open House Public Upcoming: Public: Sat Aug 12, 11:00AM-2:00PM

Open House Public Count: 1

Master Planned Community: Woodforest Development

Photo Count: 50

HOA Mandatory: 1

Original List Price: 1300000.00

Property Details

Parcel Number: 9652-53-01100

Lot Desciption: Cul-De-Sac,In Golf Course Community,Subdivision Lot

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Builder Name: Huntington

Price Sq Ft List: 302.75

Acres: 0.325

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

Dwelling Type: Free Standing

Stories: 1.5

Floors: Carpet,Engineered Wood,Tile

Restrictions: Deed Restrictions, Deed Restrictions

Utility District: 1

Property Features

Exterior: Back Yard,Back Yard Fenced,Covered Patio/Deck,Patio/Deck,Spa/Hot Tub,Sprinkler System,Subdivision Tennis Court

Interior: Crown Molding,Drapes/Curtains/Window Cover,Fire/Smoke Alarm,High Ceiling,Refrigerator Included,Spa/Hot Tub

Roof: Composition

Foundation: Slab

Garage Carport: Additional Parking,Auto Garage Door Opener,Double-Wide Driveway

Garage Desc: Attached Garage

No Of Garage Cap: 3

Heat System: Central Gas

Cool System: Central Electric

Pool Area: 1

Pool Private: 1, In Ground

Fireplace Description: Gaslog Fireplace

Fireplaces Number: 1

Energy: Ceiling Fans,Digital Program Thermostat

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

Oven Type: Double Oven,Electric Oven

Dishwasher: 1

Water Sewer: Water District

Countertops: Granite

Microwave: 1

Golf Course: Woodforest Golf Club at Fish Creek

Siding: Brick,Stone

Fees & Taxes

Tax Rate: 2.5183

Tax Amount: 19217

Tax Year: 2022

Maint Fee Includes: Recreational Facilities

Other Mandatory Fee: Transfer/Foundation/Other

Fee Other: 1

Fee Other Amount: 450/.05/350

Basics

Baths Full: 4

Baths Half: 2

Year Built Src: Appraisal District

Location Details

Area: 39

County Or Parish: Montgomery

School District: 37 - Montgomery

Directions: From I-45 North exit FM 1488 West 7 miles on 1488 until you reach Honea Egypt , Right on Honea Egypt, stay right on fish creek, Right on Woodforest parkway south, left into Larkhaven, left on Caledonia, home is on your left.

School Elementary: LONE STAR ELEMENTARY SCHOOL (MONTGOMERY)

School Middle: OAK HILL JUNIOR HIGH SCHOOL

School High: LAKE CREEK HIGH SCHOOL

Subdivision: Woodforest 53

Geo Market Area: Conroe Southwest

State: Texas

Zip: 77316

City: Montgomery

Miscellaneous

Annual Maint Desc: Mandatory

Master Planned Community YN: 1

Realist Block: Deed Restrictions

Connections: Electric Dryer Connections,Washer Connections

Disclosures: Exclusions,Mud,Sellers Disclosure

Disposal: 1

Exclusions: See list

Exemptions: Homestead,,,,,,,,,,

Finance Available: Cash Sale,Conventional,FHA,VA

Range Type: Gas Cooktop

Legal: S965253 - WOODFOREST 53, BLOCK 1, LOT 11

Legal Subdivision: WOODFOREST

DOM: 6

Courtesy of

List Office Name: BHGRE Gary Greene