$789,900.00

## 2209 TROUT ST, CRYSTAL BEACH, TX 77650, USA

https://bunkerhillhomes.com

THIS IS IT! Don’t miss out on a summer of beach fun! Gorgeous, 2nd row, 3 Bedrooms, 3 Baths! Each spacious bedroom has entry to a full bath! Very well constructed and PRISTINELY maintained by original owners! Never rented! Located between Beaumont & Barbados in the Beaumont/Sandpiper area of Crystal Beach! FULLY FURNISHED – means [...]

## Rooms & Units Description

**Property title:** 2209 Trout Crystal Beach Texas 77650

**Room Count:** 6

**Room Description:** 1 Living Area,Kitchen/Dining Combo,Living/Dining Combo,Utility Room in House

**Bed Room Description:** All Bedrooms Up,En-Suite Bath,Primary Bed - 2nd Floor

**Master Bath Desc:** Primary Bath: Tub/Shower Combo,Secondary Bath(s): Shower Only

**Photo Count:** 34

**Original List Price:** 789900.00

**Key Map:** 708G

**Vac Rental:** Allowed

## Property Details

**Parcel Number:** 1655-0000-0038-000

**Lot Desciption:** Water View

**Style:** Traditional

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

**Price Sq Ft List:** 487.59

**Acres:** 0.154

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

**Dwelling Type:** Free Standing

**Stories:** 1

**Floors:** Carpet,Laminate,Tile

**Ownership:** Full Ownership

**Restrictions:** Deed Restrictions, Deed Restrictions

## Property Features

**Exterior:** Back Yard,Covered Patio/Deck,Patio/Deck,Porch,Private Driveway,Sprinkler System

**Interior:** Crown Molding,Drapes/Curtains/Window Cover,Dryer Included,Fire/Smoke Alarm,Refrigerator Included,Washer Included

**Roof:** Composition

**Foundation:** On Stilts

**Garage Desc:** Attached Garage

**No Of Garage Cap:** 1

**Heat System:** Central Electric

**Cool System:** Central Electric

**Fireplaces Number:** 1

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

**Kitchen Desc:** Island w/o Cooktop,Kitchen open to Family Room,Pots/Pans Drawers,Under Cabinet Lighting

**Oven Type:** Double Oven,Electric Oven

**Dishwasher:** 1

**Water Sewer:** Aerobic,Public Water,Septic Tank

**Countertops:** Granite

**Microwave:** 1

**Siding:** Cement Board,Wood

**Water Amenity:** Beach View,Gulf View, Beach View,Gulf View

## Fees & Taxes

**Tax Rate:** 1.6113

**Tax Amount:** 6479

**Tax Year:** 2022

## Basics

**Baths Full:** 3

**Year Built Src:** Seller

## Location Details

**Area:** 33

**County Or Parish:** Galveston

**School District:** 22 - Galveston

**Directions:** From Highway 87 in Crystal Beach, head south toward the beach on Beaumont Drive. Turn left on the last street - 2209 Trout is on your left.

**School Elementary:** GISD OPEN ENROLL

**School Middle:** GISD OPEN ENROLL

**School High:** BALL HIGH SCHOOL

**Subdivision:** Beaumont Drive Sub

**Geo Market Area:** Crystal Beach

**State:** Texas

**Zip:** 77650

**City:** Crystal Beach

## Miscellaneous

**Annual Maint Desc:** No

**Realist Block:** Deed Restrictions

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

**Disclosures:** Sellers Disclosure

**Finance Available:** Cash Sale,Conventional

**Range Type:** Electric Cooktop,Electric Range,Freestanding Range

**Legal:** ABST 65 B FRANKS SUR LOT 38 BEAUMONT DRIVE SUB

**DOM:** 86

## Courtesy of

**List Office Name:** eXp Realty, LLC