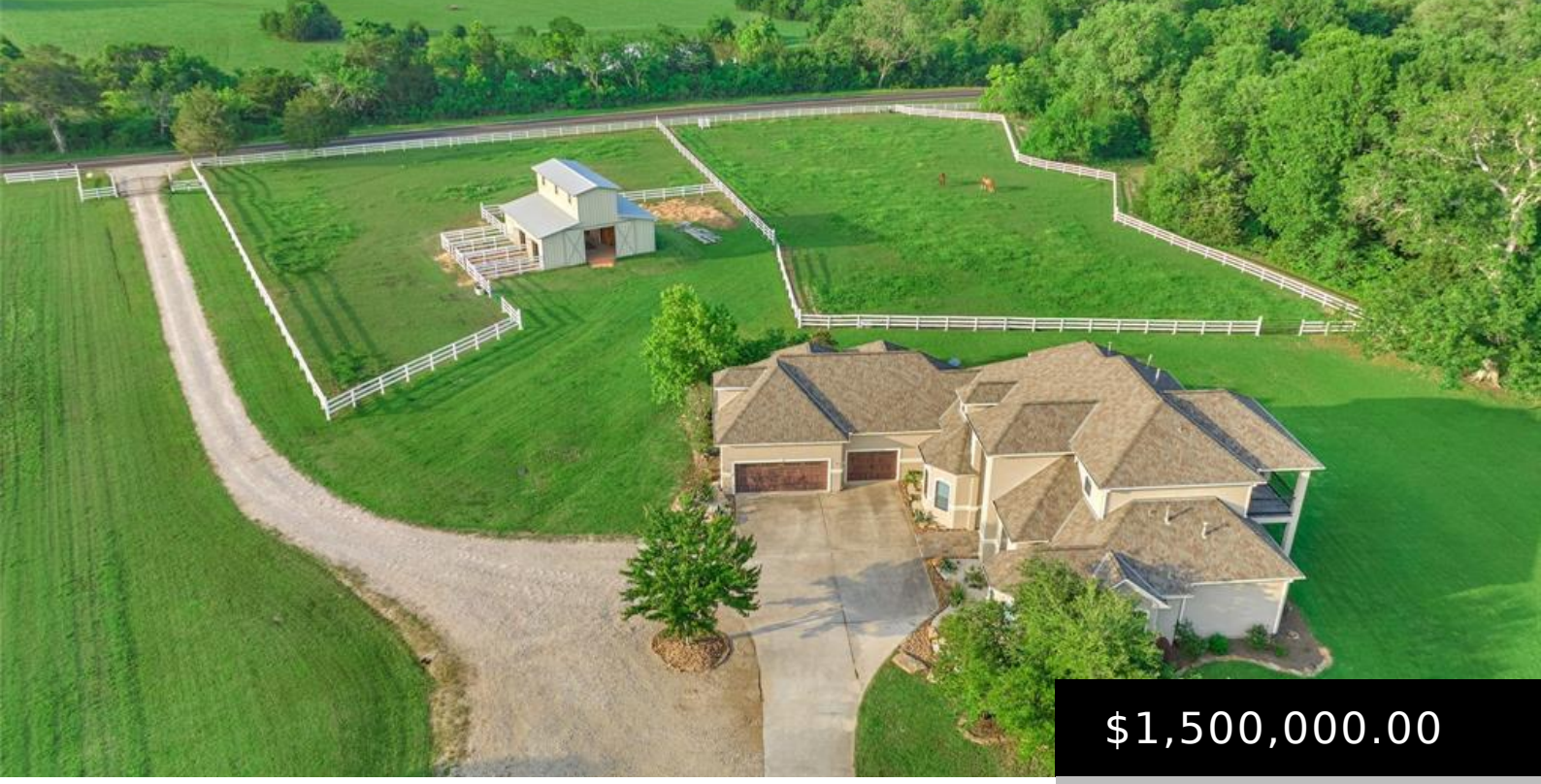


$1,500,000.00

24017 OLD DOBBIN PLANTERSVILLE RD, MONTGOMERY, TX 77316, USA

https://bunkerhillhomes.com

Welcome to your dream equestrian property! Nestled on almost six acres within Perfection Ranch, this estate strikes the perfect balance between comfort and luxury. This area of Montgomery, Texas offers rolling green pastures and large acreage parcels, while being minutes from shopping, dining, and Lake Conroe. The centerpiece of the property is the custom home, […]

Rooms & Units Description

Property title: 24017 Old Dobbin Plantersville Montgomery Texas 77316

Room Count: 13

Room Description: Breakfast Room,Family Room,Gameroom Up,Guest Suite w/Kitchen,Home Office/Study,Living Area - 1st Floor,Living Area - 2nd Floor,Media,Utility Room in House

Beds Max: 5

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

Master Bath Desc: Half Bath,Primary Bath: Double Sinks,Primary Bath: Jetted Tub,Primary Bath: Separate Shower,Primary Bath: Soaking Tub,Vanity Area

Photo Count: 50

HOA Mandatory: 1

Original List Price: 1500000.00

Property Details

Parcel Number: 9229-00-01801

Lot Desciption: Subdivision Lot

For Lease: 1

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 282.33

Acres: 5.99

Acres Desciption: 5 Up to 10 Acres

Dwelling Type: Free Standing

Stories: 2

Floors: Carpet,Tile,Wood

Ownership: Full Ownership

Restrictions: Deed Restrictions,Horses Allowed, Deed Restrictions,Horses Allowed

Property Features

Exterior: Back Yard,Back Yard Fenced,Balcony,Barn/Stable,Controlled Subdivision Access,Covered Patio/Deck,Patio/Deck,Porch,Sprinkler System,Subdivision Tennis Court

Interior: Alarm System - Owned,Balcony,Crown Molding,Drapes/Curtains/Window Cover,Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling,Prewired for Alarm System,Wet Bar,Wired for Sound

Roof: Composition

Foundation: Slab

Garage Desc: Attached Garage,Oversized Garage

No Of Garage Cap: 3

Heat System: Central Gas,Propane

Cool System: Central Electric

Fireplace Description: Gaslog Fireplace

Fireplaces Number: 1

Energy: Attic Vents,Ceiling Fans,Digital Program Thermostat,Energy Star/CFL/LED Lights,Insulated Doors,Insulated/Low-E windows,Insulation - Blown Cellulose,Radiant Attic Barrier

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

Oven Type: Double Oven,Electric Oven

Dishwasher: 1

Water Sewer: Aerobic,Public Water,Septic Tank

Countertops: Granite, marble

Siding: Stucco

Fees & Taxes

Tax Rate: 1.9139

Tax Amount: 12535

Tax Year: 2019

Other Mandatory Fee: Transfer

Fee Other: 1

Fee Other Amount: 225

Basics

Baths Full: 5

Baths Half: 1

Year Built Src: Appraisal District

Location Details

Area: 39

County Or Parish: Montgomery

School District: 37 - Montgomery

Directions: Please follow these directions, not GPS. Take 105 west out of Montgomery. Take a left onto Old Dobbin Rd. Follow Old Dobbin to the front gate of Perfection Ranch. You will need a code to access the neighborhood. Also, simply entering "Perfection Ranch' into Google maps should provide accurate directions to neighborhood. After entering neighborhood, stay to the left. Continue past and around indoor riding arena. The home will be the second on your left at the end of the street.

School Elementary: MONTGOMERY ELEMENTARY SCHOOL (MONTGOMERY)

School Middle: MONTGOMERY JUNIOR HIGH SCHOOL

School High: MONTGOMERY HIGH SCHOOL

Subdivision: Perfection Ranch

Geo Market Area: Montgomery County Northwest

State: Texas

Zip: 77316

City: Montgomery

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions,Horses Allowed

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

Disclosures: Sellers Disclosure

Disposal: 1

Exemptions: Homestead

Finance Available: Cash Sale,Conventional

Range Type: Gas Cooktop

Legal: S922900 - PERFECTION RANCH, BLOCK 1, LOT 18, ACRES 5.99

DOM: 76

Courtesy of

List Office Name: Compass RE Texas, LLC