

$315,000.00

25306 MELODY OAKS LN, KATY, TX 77494, USA

https://bunkerhillhomes.com

Discover modern living in this exquisite 2-story home located in Katy’s prime area, served by the renowned Cinco Ranch schools. With 3 bedrooms and 2.5 bathrooms, it offers a spacious living area, open kitchen, and dining space. The master bedroom on the main floor includes a separate tub and shower, along with a generous walk-in […]

Rooms & Units Description

Property title: 25306 Melody Oaks Katy Texas 77494

Room Count: 9

Room Description: Gameroom Up,Living Area - 1st Floor,Utility Room in House

Bed Room Description: All Bedrooms Up,Primary Bed - 1st Floor

Master Bath Desc: Primary Bath: Separate Shower

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

Open House Public Count: 1

Photo Count: 32

HOA Mandatory: 1

Original List Price: 315000.00

Key Map: 485n

Property Details

Parcel Number: 5739-04-004-0100-914

Lot Desciption: Subdivision Lot

For Lease: 1

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 180.41

Acres Desciption: 0 Up To 1/4 Acre

Dwelling Type: Free Standing

Stories: 2

Floors: Carpet,Tile

Ownership: Full Ownership

Restrictions: Deed Restrictions, Deed Restrictions

Utility District: 1

Property Features

Exterior: Fully Fenced

Interior: Alarm System - Owned

Roof: Composition

Foundation: Slab

Garage Desc: Attached Garage

No Of Garage Cap: 2

Heat System: Central Gas

Cool System: Central Electric

Pool Area: 1

Energy: Attic Vents,Ceiling Fans

Oven Type: Single Oven

Dishwasher: 1

Water Sewer: Water District

Microwave: 1

Siding: Brick,Cement Board

Fees & Taxes

Tax Rate: 2.61

Tax Amount: 5887

Tax Year: 2022

Other Mandatory Fee: HOA TRANSFER FEE

Fee Other: 1

Fee Other Amount: 295

Basics

Baths Full: 2

Baths Half: 1

Year Built Src: Appraisal

Location Details

Area: 36

County Or Parish: Fort Bend

School District: 30 - Katy

Directions: I-10 west to Grand Parkway (99),South to Westheimer Parkway, right on Westhimer pkwy to right on Parkway Oaks, Left at the pool, Right on Empire Oaks, Left on Sierra Woods, Right on Orchard creek, left on Melody Oaks.

School Elementary: RYLANDER ELEMENTARY SCHOOL

School Middle: CINCO RANCH JUNIOR HIGH SCHOOL

School High: CINCO RANCH HIGH SCHOOL

Subdivision: Parkway Oaks

Geo Market Area: Katy - Southwest

State: Texas

Zip: 77494

City: Katy

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

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

Disclosures: Mud

Disposal: 1

Finance Available: Cash Sale,Conventional,FHA

Range Type: Freestanding Range,Gas Cooktop

Legal: PARKWAY OAKS SEC 4, BLOCK 4, LOT 10

Legal Subdivision: PARKWAY OAKS

DOM: 2

Courtesy of

List Office Name: RE/MAX Grand