

$1,750,000.00

26227 CROWN RANCH BLVD, MONTGOMERY, TX 77316, USA

https://bunkerhillhomes.com

Exquisite 2023 construction in the luxurious, gated Crown Ranch neighborhood. Wonderful 1-story floorplan w/ 5 bedrooms (or 4 bedrooms+game room), each w/ private en-suite bath & walk-in closet. 2 acre corner lot w/ private pond & fountain. Entrance features double iron doors, w/ high ceilings inside (17′ patio & great room). Chef’s dream kitchen features […]

Rooms & Units Description

Property title: 26227 Crown Ranch Montgomery Texas 77316

Room Count: 13

Room Description: Breakfast Room,Family Room,Formal Dining,Home Office/Study

Beds Max: 5

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

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

Photo Count: 50

HOA Mandatory: 1

Additional School: MAGNOLIA INTERMEDIATE SCHOOL

Original List Price: 1750000.00

Key Map: 181A

Vac Rental: Not Allowed

Property Details

Parcel Number: 3574-00-09300

Lot Desciption: Corner,Water View

Style: Contemporary/Modern

List Type: Exclusive Right to Sell/Lease

Builder Name: Gallardo Prestige

Price Sq Ft List: 389.84

Acres: 2.014

Acres Desciption: 2 Up to 5 Acres

Dwelling Type: Free Standing

Stories: 1

Floors: Tile,Wood

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

Utility District: 1

Property Features

Exterior: Back Yard,Balcony,Controlled Subdivision Access,Outdoor Kitchen,Porch,Side Yard,Sprinkler System,Subdivision Tennis Court

Interior: Balcony,Crown Molding,Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling,Refrigerator Included

Roof: Tile

Foundation: Slab

Garage Carport: Additional Parking,Auto Garage Door Opener,Circle Driveway

Garage Desc: Attached Garage,Attached/Detached Garage

No Of Garage Cap: 4

Heat System: Central Gas

Cool System: Central Electric

Pool Area: 1

Fireplace Description: Gaslog Fireplace

Fireplaces Number: 1

Energy: Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,HVAC>13 SEER,Insulation - Spray-Foam,Tankless/On-Demand H2O Heater

Kitchen Desc: Breakfast Bar,Butler Pantry,Kitchen open to Family Room,Pantry,Pot Filler,Second Sink,Soft Closing Cabinets,Soft Closing Drawers,Walk-in Pantry

Oven Type: Gas Oven

Dishwasher: 1

Water Sewer: Public Water,Septic Tank

Countertops: Quartzite

Microwave: 1

Siding: Stone,Stucco

Water Amenity: Pond, Pond

Fees & Taxes

Tax Rate: 1.7646

Tax Amount: 3470

Tax Year: 2022

Maint Fee Includes: Clubhouse,Limited Access Gates,Recreational Facilities

Other Mandatory Fee: Transfer

Fee Other: 1

Fee Other Amount: 300

Basics

Baths Full: 5

Baths Half: 1

Year Built Src: Builder

Location Details

Area: 39

County Or Parish: Montgomery

School District: 36 - Magnolia

Directions: Take TX-249 N toward Tomball. Take the exit toward S Farm to Market 1486 and turn right. Go 5 miles and turn left onto Crown Ranch Blvd. (gate access) Continue straight. Property is at the corner of (second) Enzos Way and Crown Ranch Blvd.

School Elementary: MAGNOLIA ELEMENTARY SCHOOL (MAGNOLIA)

School Middle: MAGNOLIA JUNIOR HIGH SCHOOL

School High: MAGNOLIA WEST HIGH SCHOOL

Subdivision: Crown Ranch

Geo Market Area: Magnolia/1488 West

State: Texas

Zip: 77316

City: Montgomery

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions,Horses Allowed

Connections: Electric Dryer Connections,Washer Connections

Disclosures: Mud,Sellers Disclosure

Disposal: 1

Finance Available: Cash Sale,Conventional

Range Type: Gas Range

Legal: S357400 - CROWN RANCH 01, BLOCK 2, LOT 1

Legal Subdivision: CROWN RANCH

DOM: 6

Courtesy of

List Office Name: Legacy Texas Properties