

$318,610.00

25750 SIMBRAH DR, MAGNOLIA, TX 77355, USA

https://bunkerhillhomes.com

The Fentress invites you in with a warm welcome and soaring two-story entry. The kitchen sparkles with 42” cabinetry, granite countertops and stainless-steel appliances. Primary bedroom and laundry downstairs. This plan has an upstairs game room for quiet family play before bed. Come see this new plan at Decker Farms today!

Rooms & Units Description

Property title: 26362 Cedar Sedge Magnolia Texas 77355

Room Count: 7

Bed Room Description: Primary Bed - 1st Floor

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

Photo Count: 6

HOA Mandatory: 1

Additional School: TOMBALL INTERMEDIATE SCHOOL

Original List Price: 317020.00

Property Details

Parcel Number: NA

Lot Dimention: 40x115

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 143.65

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under Construction

Floors: Carpet,Vinyl Plank

Lot Desciption: Subdivision Lot

Style: Traditional

Builder Name: Centex

Acres Desciption: 0 Up To 1/4 Acre

New Construction: 1

Stories: 2

Restrictions: Deed Restrictions, Deed Restrictions

Property Features

Exterior: Back Yard Fenced,Covered Patio/Deck,Sprinkler System

Roof: Composition

Garage Desc: Attached Garage

Heat System: Central Gas

Kitchen Desc: Island w/o Cooktop

Dishwasher: 1

Countertops: Granite

Siding: Stone,Wood

Interior: Fire/Smoke Alarm,High Ceiling

Foundation: Slab

No Of Garage Cap: 2

Cool System: Central Electric

Oven Type: Freestanding Oven,Gas Oven,Single Oven

Water Sewer: Public Sewer,Public Water,Water District

Microwave: 1

Fees & Taxes

Tax Rate: 3.35

Other Mandatory Fee: capitalization fee/transfer fee

Fee Other: 1

Fee Other Amount: 925



Basics

Baths Full: 2

Baths Half: 1

Year Built Src: Builder

Price Change Timestamp: 2023-07-20T11:38:23.467

Completion Date: 2023-10-15

Location Details

Area: 15

County Or Parish: Montgomery

School District: 53 - Tomball

Directions: Take TX-249 N to Hardin Store/Decker Prairie Rd exit. Turn left onto Decker Prairie Rd, go under 249 and at Stop sign, turn left to onto Decker Prairie-Rosehill Rd. Follow the curves approx. 2 miles until you see entrance to Decker Farms on left. Come into sales trailer.

School Elementary: DECKER PRAIRIE ELEMENTARY SCHOOL

School Middle: TOMBALL JUNIOR HIGH SCHOOL

School High: TOMBALL HIGH SCHOOL

Subdivision: Decker Farms

Geo Market Area: Tomball

State: Texas

Zip: 77355

City: Magnolia

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

Disclosures: No Disclosures

Disposal: 1

Finance Available: Cash Sale,Conventional,FHA,VA

Range Type: Freestanding Range,Gas Range

Legal: Lot 4, Block 6, Section 2

DOM: 44

Courtesy of

List Office Name: Pulte Homes