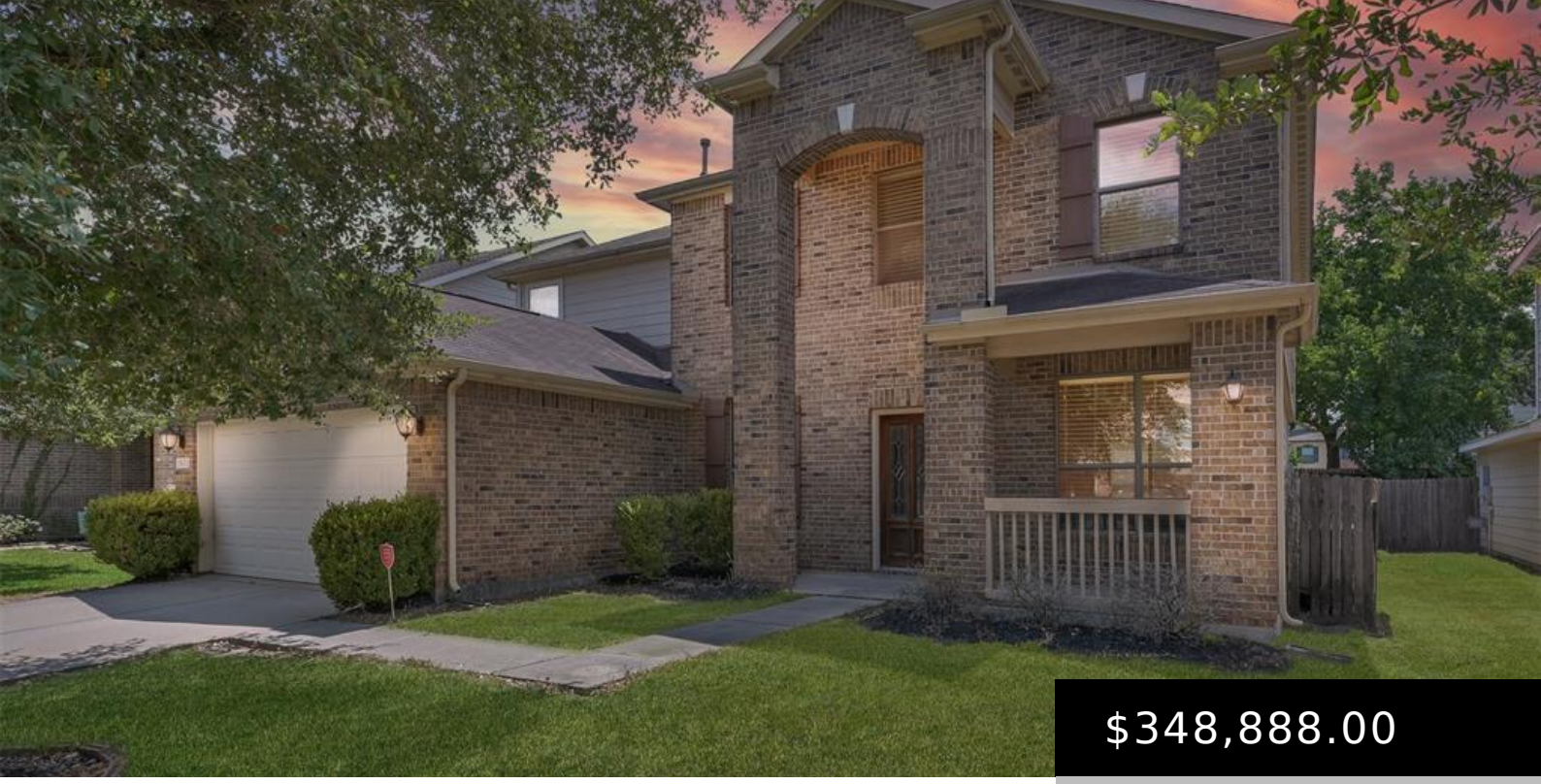


$348,888.00

## 29611 LEGENDS BLUFF DR, SPRING, TX 77386, USA

https://bunkerhillhomes.com

Welcome to this inviting 2-story home that features 4 bdms, 2.5 baths, a gameroom, and a private office. Situated in a convenient location close to the Exxon/Mobile campus and Grand Parkway, this property offers the ideal combination of comfort, convenience, and entertainment. The main floor accommodates the primary bedroom with an en suite bathroom with […]

## Rooms & Units Description

**Property title:** 29611 Legends Bluff Spring Texas 77386

**Room Count:** 12

**Room Description:** Breakfast Room,Den,Gameroom Up,Home Office/Study,Living Area - 1st Floor,Living/Dining Combo,Utility Room in House

**Beds Max:** 4

**Bed Room Description:** Primary Bed - 1st Floor,Walk-In Closet

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

**Photo Count:** 38

**HOA Mandatory:** 1

**Additional School:** CLARK INTERMEDIATE SCHOOL

**Original List Price:** 348888.00

**Key Map:** 253W

**Vac Rental:** Not Allowed

## Property Details

**Parcel Number:** 6882-00-00300

**Lot Desciption:** Cul-De-Sac,Subdivision Lot

**Style:** Traditional

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

**Price Sq Ft List:** 101.13

**Acres:** 0.1389

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

**Dwelling Type:** Free Standing

**Stories:** 2

**Floors:** Carpet,Vinyl Plank

**Restrictions:** Deed Restrictions,Restricted, Deed Restrictions,Restricted

## Property Features

**Exterior:** Back Yard,Back Yard Fenced,Covered Patio/Deck,Patio/Deck,Porch

**Interior:** 2 Staircases,Fire/Smoke Alarm,High Ceiling

**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:** Ceiling Fans

**Kitchen Desc:** Pantry

**Dishwasher:** 1

**Water Sewer:** Public Sewer,Water District

**Countertops:** Granite

**Microwave:** 1

**Siding:** Brick,Wood

## Fees & Taxes

**Tax Rate:** 2.6451

**Tax Amount:** 10529

**Tax Year:** 2022

**Other Mandatory Fee:** Transfer fee

**Fee Other:** 1

**Fee Other Amount:** 325

## Basics

**Baths Full:** 2

**Baths Half:** 1

**Year Built Src:** Appraisal District

## Location Details

**Area:** 15

**County Or Parish:** Montgomery

**School District:** 11 - Conroe

**Directions:** From I-45 go east on Rayford road. After light at legends ranch and Gateway church, take next left into Legends Run subdivision, Turn left onto Legends Bluff. Home is on the left.

**School Elementary:** BRADLEY ELEMENTARY SCHOOL (CONROE)

**School Middle:** YORK JUNIOR HIGH SCHOOL

**School High:** GRAND OAKS HIGH SCHOOL

**Subdivision:** Legends Run

**Geo Market Area:** Spring Northeast

**State:** Texas

**Zip:** 77386

**City:** Spring

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions,Restricted

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

**Disclosures:** Sellers Disclosure

**Disposal:** 1

**Exemptions:** None

**Finance Available:** Cash Sale,Conventional,FHA,VA

**Legal:** LEGENDS RUN 01, BLOCK 1, LOT 3

**Legal Subdivision:** LEGENDS RUN

## Courtesy of

**List Office Name:** Top Guns Realty on Lake Conroe