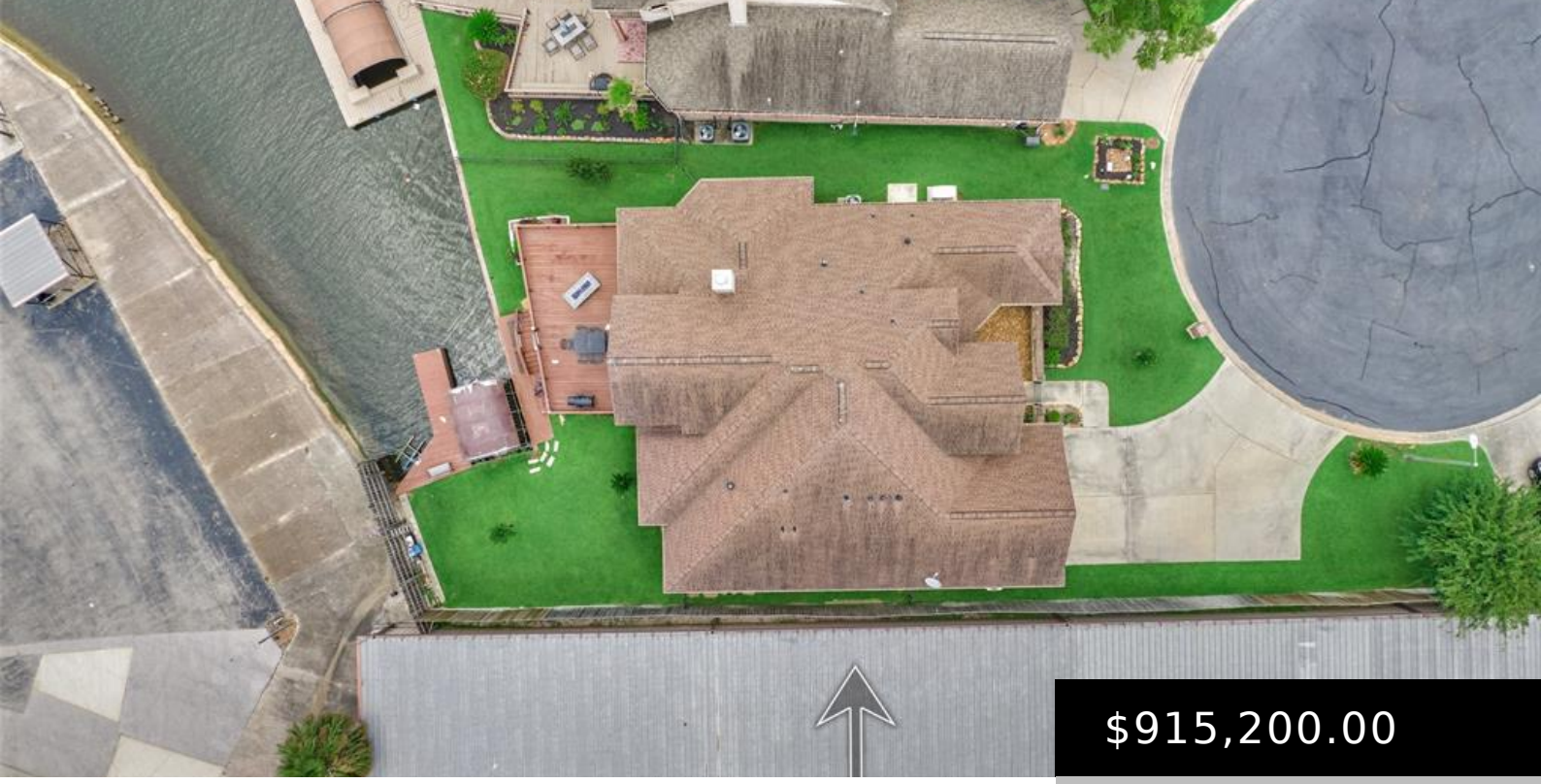


$915,200.00

## 301 HARBOR CIR, MONTGOMERY, TX 77356, USA

https://bunkerhillhomes.com

WATERFRONT! Experience ultimate comfort and luxury living in this beautiful Home. Spacious open concept, entertainer’s paradise. The kitchen opens into a gorgeous living area overlooking the stunning lake. Boat, fish, relax in your new home. Spacious kitchen with lots of storage, double oven built in microwave. gas stove with 6 burners. New Generac generator less […]

## Rooms & Units Description

**Property title:** 301 Harbor Montgomery Texas 77356

**Room Count:** 15

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

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

**Master Bath Desc:** Half Bath,Primary Bath: Shower Only,Secondary Bath(s): Double Sinks,Secondary Bath(s): Separate Shower,Vanity Area

**Photo Count:** 50

**Subdivision Lake Access YN:** 1

**HOA Mandatory:** 1

**Original List Price:** 980000.00

**Green Certification:** Energy Star Qualified Home

**Key Map:** 124Y

**Vac Rental:** Not Allowed

## Property Details

**Parcel Number:** 8885-03-00500

**Lot Desciption:** Corner,Cul-De-Sac,Subdivision Lot,Water View,Waterfront

**Style:** Contemporary/Modern,Other Style,Traditional

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

**Builder Name:** BENTLEY

**Price Sq Ft List:** 289.07

**Acres:** 0.2281

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

**Dwelling Type:** Free Standing

**Stories:** 2

**Floors:** Carpet,Engineered Wood,Tile

**Ownership:** Full Ownership

**Restrictions:** Deed Restrictions, Deed Restrictions

**Utility District:** 1

## Property Features

**Exterior:** Balcony,Controlled Subdivision Access,Covered Patio/Deck,Cross Fenced,Patio/Deck,Porch,Private Driveway,Satellite Dish,Sprinkler System

**Interior:** Alarm System - Owned,Balcony,Crown Molding,Drapes/Curtains/Window Cover,Dryer Included,Fire/Smoke Alarm,High Ceiling,Prewired for Alarm System,Refrigerator Included,Washer Included,Wet Bar

**Roof:** Composition

**Foundation:** Slab

**Garage Carport:** Auto Garage Door Opener

**Garage Desc:** Attached Garage,Oversized Garage

**No Of Garage Cap:** 3

**Heat System:** Central Electric

**Cool System:** Central Electric

**Fireplace Description:** Gaslog Fireplace

**Fireplaces Number:** 1

**Energy:** Energy Star Appliances,High-Efficiency HVAC,HVAC>13 SEER,Insulated/Low-E windows,Insulation - Spray-Foam,Radiant Attic Barrier

**Kitchen Desc:** Island w/o Cooktop,Kitchen open to Family Room,Pantry,Soft Closing Cabinets,Walk-in Pantry

**Oven Type:** Double Oven

**Dishwasher:** 1

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

**Countertops:** GRANITE

**Microwave:** 1

**Siding:** Brick,Stone,Stucco,Wood

**Water Amenity:** Boat Slip,Bulkhead,Lake View,Lakefront,Pier,Wood Bulkhead, Boat Slip,Bulkhead,Lake View,Lakefront,Pier,Wood Bulkhead

## Fees & Taxes

**Tax Rate:** 2.2081

**Tax Amount:** 18148

**Tax Year:** 2022

**Other Mandatory Fee:** TRANSFER

**Fee Other:** 1

**Fee Other Amount:** 845

## Basics

**Baths Full:** 3

**Baths Half:** 1

**Year Built Src:** Appraisal District

**Price Change Timestamp:** 2023-07-17T20:36:21.573

## Location Details

**Area:** 39

**County Or Parish:** Montgomery

**School District:** 37 - Montgomery

**Directions:** from i45 exit hwy 105 and proceed west. Right after April Plaza Marina turn right Onto Snug Harbor Blvd. Drive through the gate and keep straight to the end. Turn right onto Harbor Circle.

**School Elementary:** STEWART CREEK ELEMENTARY SCHOOL

**School Middle:** MONTGOMERY JUNIOR HIGH SCHOOL

**School High:** MONTGOMERY HIGH SCHOOL

**Subdivision:** South Shore Estates 03

**Geo Market Area:** Lake Conroe Area

**State:** Texas

**Zip:** 77356

**City:** Montgomery

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions

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

**Disclosures:** Exclusions,Mud,Other Disclosures,Sellers Disclosure

**Disposal:** 1

**Exclusions:** ADIRONDACK CHAIRS 4 ON DECK

**Finance Available:** Cash Sale,Conventional,FHA,Seller to Contribute to Buyer's Closing Costs,VA

**Range Type:** Gas Range

**Legal:** S888503 - SOUTH SHORE ESTATES 03, LOT 5

**Legal Subdivision:** SOUTH SHORE ESTATES

**Access:** Automatic Gate

**DOM:** 38

## Courtesy of

**List Office Name:** Strong Tower Realty & Mgmt.