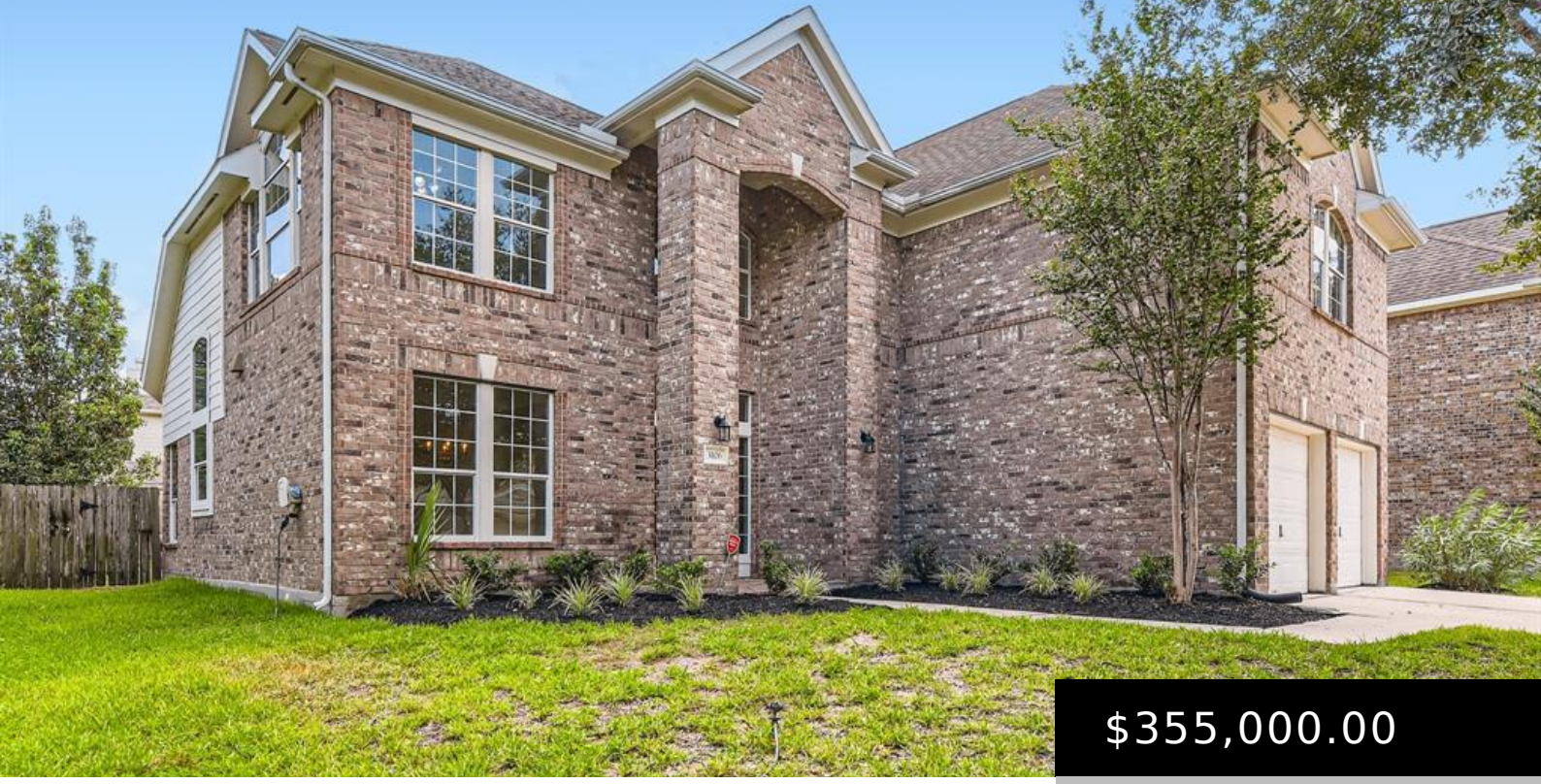


$355,000.00

3106 KATNER LN, SPRING, TX 77386, USA

https://bunkerhillhomes.com

Click the Virtual Tour link to view the 3D walkthrough. Welcome to this stunning home located in a neighborhood with lakes, recreational facilities, 24 hour security and gated entrances accessed with scan card or ezpass! This beautifully maintained property offers new paint and carpet throughout! As you step inside, you’ll be greeted by an elegant […]

Rooms & Units Description

Property title: 3106 Katner Spring Texas 77386

Room Count: 13

Room Description: Breakfast Room,Formal Dining,Gameroom Up,Kitchen/Dining Combo,Living Area - 1st Floor,Living Area - 2nd Floor,Living/Dining Combo,Utility Room in House

Bed Room Description: En-Suite Bath,Primary Bed - 1st Floor,Walk-In Closet

Master Bath Desc: Half Bath,Primary Bath: Double Sinks,Primary Bath: Jetted Tub,Primary Bath: Separate Shower,Secondary Bath(s): Double Sinks,Secondary Bath(s): Tub/Shower Combo

Photo Count: 39

HOA Mandatory: 1

Additional School: COX INTERMEDIATE SCHOOL

Original List Price: 355000.00

Key Map: 253S

Property Details

Parcel Number: 3284-03-08300

Lot Desciption: Cul-De-Sac

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 135.19

Acres: 0.1528

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: Back Green Space,Back Yard,Back Yard Fenced,Patio/Deck

Interior: Crown Molding,Drapes/Curtains/Window Cover,High Ceiling

Roof: Composition

Foundation: Slab

Garage Desc: Attached Garage

No Of Garage Cap: 2

Heat System: Central Gas

Cool System: Central Gas

Fireplaces Number: 1

Energy: Ceiling Fans

Kitchen Desc: Breakfast Bar,Kitchen open to Family Room,Pantry

Oven Type: Gas Oven

Dishwasher: 1

Water Sewer: Water District

Countertops: Granite

Microwave: 1

Siding: Brick

Fees & Taxes

Tax Rate: 2.3751

Tax Amount: 6161

Tax Year: 2022

Maint Fee Includes: Clubhouse,Other,Recreational Facilities

Other Mandatory Fee: Transfer Fee

Fee Other: 1

Fee Other Amount: 350

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: Head northeast on TX-99. Take the exit toward Birnham Woods Dr. Merge onto Grand Parkway Frontage Rd-Riley Fuzzel Rd. Turn left onto Birnham Woods Dr-Riley Fuzzel Rd. Turn left onto Mesa Valley Dr. Turn right onto Schumann Oaks Dr. Turn right onto Canyon Square Dr. Turn right onto Katner Ln. Home on the right.

School Elementary: BIRNHAM WOODS ELEMENTARY SCHOOL

School Middle: YORK JUNIOR HIGH SCHOOL

School High: GRAND OAKS HIGH SCHOOL

Subdivision: Canyon Lakes At Legend Ranch 0

Geo Market Area: Spring Northeast

State: Texas

Zip: 77386

City: Spring

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

Connections: Washer Connections

Disclosures: Mud,Sellers Disclosure

Disposal: 1

Exemptions: Homestead,,,,,,,,,,

Finance Available: Cash Sale,Conventional,FHA,VA

Range Type: Gas Range

Legal: S328403 - CANYON LAKES AT LEGEND RANCH 03, BLOCK 4, LOT 17

DOM: 11

Courtesy of

List Office Name: Orchard Brokerage