

$446,928.00

## 31826 GRAND ORCH LN, FULSHEAR, TX 77441, USA

https://bunkerhillhomes.com

MLS# 73080356 – Built by Toll Brothers, Inc. – November completion! ~ This Kimble Classic is an amazing version of the best selling model home in Pecan Ridge Premier with all the featured, professionally selected options and a flex room that can be used as a media room, office, play area or gym. This home […]

## Rooms & Units Description

**Property title:** 31826 Grand Orchard Fulshear Texas 77441

**Room Count:** 6

**Room Description:** Breakfast Room,Family Room,Home Office/Study,Kitchen/Dining Combo,Media,Utility Room in House

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

**Master Bath Desc:** Primary Bath: Double Sinks,Primary Bath: Shower Only

**Photo Count:** 7

**HOA Mandatory:** 1

**Original List Price:** 446928.00

**Green Certification:** Energy Star Qualified Home

## Property Details

**Parcel Number:** NA

**Lot Desciption:** Subdivision Lot

**Style:** Contemporary/Modern

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

**Builder Name:** Toll Brothers, Inc.

**Price Sq Ft List:** 222.35

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

**Dwelling Type:** Free Standing

**New Construction:** 1

**New Construction Desc:** To Be Built/Under Construction

**Stories:** 1

**Floors:** Carpet,Tile,Vinyl Plank

**Restrictions:** Zoning, Zoning

**Utility District:** 1

## Property Features

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

**Interior:** Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling,Prewired for Alarm System,Wired for Sound

**Roof:** Composition

**Foundation:** Slab

**Garage Desc:** Attached Garage

**No Of Garage Cap:** 2

**Heat System:** Zoned

**Cool System:** Zoned

**Fireplace Description:** Mock Fireplace

**Fireplaces Number:** 1

**Energy:** Attic Vents,Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,Energy Star/CFL/LED Lights,High-Efficiency HVAC,HVAC>13 SEER,Insulation - Blown Cellulose

**Kitchen Desc:** Breakfast Bar,Island w/o Cooktop,Kitchen open to Family Room,Pantry,Under Cabinet Lighting,Walk-in Pantry

**Oven Type:** Convection Oven

**Dishwasher:** 1

**Water Sewer:** Water District

**Microwave:** 1

**Siding:** Brick

## Fees & Taxes

**Tax Rate:** 3.14

**Fee Other:** 1

## Basics

**Baths Full:** 2

**Year Built Src:** Builder

**Price Change Timestamp:** 2023-07-24T15:11:37.487

**Completion Date:** 2023-11-30

## Location Details

**Area:** 30

**County Or Parish:** Fort Bend

**School District:** 33 - Lamar Consolidated

**Directions:** Follow Smith St and spur 527 S to I-69. Take Westpark Tollway W to Farm to Market 1093 W in Fort Bend County. Continue on Farm to Market 1093 W to Pecan Ridge- 7518 Sunset Ridge Lane, Fulshear, TX 77441.

**School Elementary:** MORGAN ELEMENTARY SCHOOL

**School Middle:** ROBERTS/LEAMAN JUNIOR HIGH SCHOOL

**School High:** FULSHEAR HIGH SCHOOL

**Subdivision:** Pecan Ridge - Premier Collection

**Geo Market Area:** Fulshear/South Brookshire/Simonton

**State:** Texas

**Zip:** 77441

**City:** Fulshear

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Zoning

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

**Disclosures:** Other Disclosures

**Disposal:** 1

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

**Range Type:** Freestanding Range

**Legal:** Lot 17 Blk 6

**Legal Subdivision:** OTHER - 77441

**DOM:** 14

## Courtesy of

**List Office Name:** HomesUSA.com