

$328,990.00

40252 S HERON HTS WY, MAGNOLIA, TX 77354, USA

https://bunkerhillhomes.com

1 Story, 3 Bedroom, 2 Bath, Oversized Homesite Backing to Trees, Study with French Doors, Separate Garden Tub and Shower in Primary Bath, 12″x24″ Tile Flooring in Entry, Study, Family Room, Kitchen, Hallway and all Wet Areas, Granite Kitchen Countertops with Island, Tile Backsplash, Upgraded Stainless Steel Appliances, 42” Upper Kitchen Cabinets, Upgraded Carpet and […]

Rooms & Units Description

Property title: 40252 Heron Heights Magnolia Texas 77354

Room Count: 9

Room Description: Breakfast Room,Family Room,Home Office/Study,Utility Room in House

Bed Room Description: All Bedrooms Down,En-Suite Bath,Walk-In Closet

Master Bath Desc: Primary Bath: Separate Shower,Primary Bath: Soaking Tub,Secondary Bath(s): Tub/Shower Combo,Vanity Area

Photo Count: 7

HOA Mandatory: 1

Additional School: BEAR BRANCH INTERMEDIATE SCHOOL

Original List Price: 348625.00

Green Certification: Energy Star Qualified Home

Vac Rental: Not Allowed

Property Details

Parcel Number: 2212-05-04800

Lot Desciption: Other,Subdivision Lot

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Builder Name: Devon Street Homes

Price Sq Ft List: 193.52

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

Ownership: Full Ownership

Restrictions: Deed Restrictions, Deed Restrictions

Utility District: 1

Property Features

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

Interior: Drapes/Curtains/Window Cover,Fire/Smoke Alarm,Formal Entry/Foyer,Prewired for Alarm System

Roof: Composition

Foundation: Slab

Garage Desc: Attached Garage

No Of Garage Cap: 2

Heat System: Central Gas

Cool System: Central Electric

Energy: Attic Vents,Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,High-Efficiency HVAC,Insulated Doors,Insulated/Low-E windows,Insulation - Batt,Insulation - Blown Fiberglass,Radiant Attic Barrier

Kitchen Desc: Island w/o Cooktop,Kitchen open to Family Room,Pantry

Oven Type: Gas Oven

Dishwasher: 1

Water Sewer: Public Sewer,Public Water,Water District

Countertops: Granite in Kitchen

Microwave: 1

Siding: Brick,Cement Board,Stone

Fees & Taxes

Maint Fee Includes: Grounds,Other,Recreational Facilities

Other Mandatory Fee: Transfer/Cap

Fee Other: 1

Fee Other Amount: 630

Basics

Baths Full: 2

Year Built Src: Builder

Price Change Timestamp: 2023-08-21T15:15:31.083

Completion Date: 2023-09-30

Location Details

Area: 15

County Or Parish: Montgomery

School District: 36 - Magnolia

Directions: From Houston: Head north on I-45 and take exit 60C to merge onto Sam Houston Tollway west. Continue on the Sam Houston Tollway for five miles to TX-249 N toward Tomball. Continue on TX-249 N for eight miles and turn right onto FM 149 N in Pinehurst. In 4.2 miles, turn left to merge onto FM 1488 W. In one mile, turn right onto Mill Creek Road. Audubon will be on your left. **SALES MODEL LOCATED AT: 40211 Bay Warbler Court Magnolia, Texas 77354**

School Elementary: MAGNOLIA PARKWAY ELEMENTARY SCHOOL

School Middle: BEAR BRANCH JUNIOR HIGH SCHOOL

School High: MAGNOLIA HIGH SCHOOL

Subdivision: Audubon

Geo Market Area: Magnolia/1488 West

State: Texas

Zip: 77354

City: Magnolia

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

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

Disclosures: Mud,Other Disclosures

Disposal: 1

Finance Available: Cash Sale,Conventional,FHA,VA

Range Type: Gas Range

Legal: LOT 18 BLK 2 SEC 5

DOM: 8

Courtesy of

List Office Name: Keller Williams Signature