

$335,000.00

## 6053 WINDWARD FLS WY, PORTER, TX 77365, USA

https://bunkerhillhomes.com

Brand New Lennar Avante Collection home in Royal Brook at Kingwood! This beautiful two-story ‘Haven C’ home is ideal for those who need space and privacy. The owner’s suite along with an additional three bedrooms are on the second floor with two full bathrooms. On the first floor you’ll find a welcoming foyer and a […]

## Rooms & Units Description

**Property title:** 4252 Waterlily Spring Porter Texas 77365

**Room Count:** 8

**Bed Room Description:** All Bedrooms Up

**Master Planned Community:** Kingwood

**Photo Count:** 9

**HOA Mandatory:** 1

**Original List Price:** 341990.00

## Property Details

**Parcel Number:** NA
**Lot Desciption:** Subdivision Lot
**Style:** Traditional
**List Type:** Exclusive Right to Sell/Lease
**Builder Name:** Village Builders
**Price Sq Ft List:** 158.92
**Acres Desciption:** 0 Up To 1/4 Acre
**Dwelling Type:** Free Standing
**New Construction:** 1
**New Construction Desc:** To Be Built/Under Construction
**Stories:** 2
**Restrictions:** Deed Restrictions, Deed Restrictions
**Utility District:** 1

## Property Features

**Roof:** Composition
**Foundation:** Slab
**Garage Desc:** Attached Garage
**No Of Garage Cap:** 2
**Heat System:** Central Gas
**Cool System:** Central Electric
**Water Sewer:** Public Sewer,Water District
**Siding:** Brick

## Fees & Taxes

**Tax Rate:** 3.2531
**Tax Year:** 2021
**Other Mandatory Fee:** Transfer Fee + CAP Fee
**Fee Other:** 1
**Fee Other Amount:** 395 + 300

## Basics

**Baths Full:** 2
**Baths Half:** 1
**Year Built Src:** Builder
**Price Change Timestamp:** 2023-07-21T17:03:08.157
**Completion Date:** 2023-10-31

## Location Details

**Area:** 40

**County Or Parish:** Montgomery

**School District:** 39 - New Caney

**Directions:** From US 69/Hwy 59 exit Northpark Dr.(east) for 3.5 miles. Left on W. Lake Houston for 1.4 miles Turn right onto Royal Brook Manor Dr, Turn right onto Blackstone Gate Ln, Bear right onto Morning Creek Springs Ln, Turn right onto Southwind Hollow Ln, Turn right onto Dunsmore Creek Ct. The model home is at 9302 Dunsmore Creek Court, Porter TX 7733.

**School Elementary:** PORTER ELEMENTARY SCHOOL (NEW CANEY)

**School Middle:** NEW CANEY MIDDLE SCHOOL

**School High:** NEW CANEY HIGH SCHOOL

**Subdivision:** Kingwood Royal Brook

**Geo Market Area:** Porter/New Caney East

**State:** Texas

**Zip:** 77365

**City:** Porter

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Master Planned Community YN:** 1

**Realist Block:** Deed Restrictions

**Disclosures:** Mud

**Legal:** SEC 0024 BLK 001 LOT 038

**Legal Subdivision:** Kingwood at Royal Brook

**DOM:** 19

## Courtesy of

**List Office Name:** LennarVillageBldr-JaredTurner