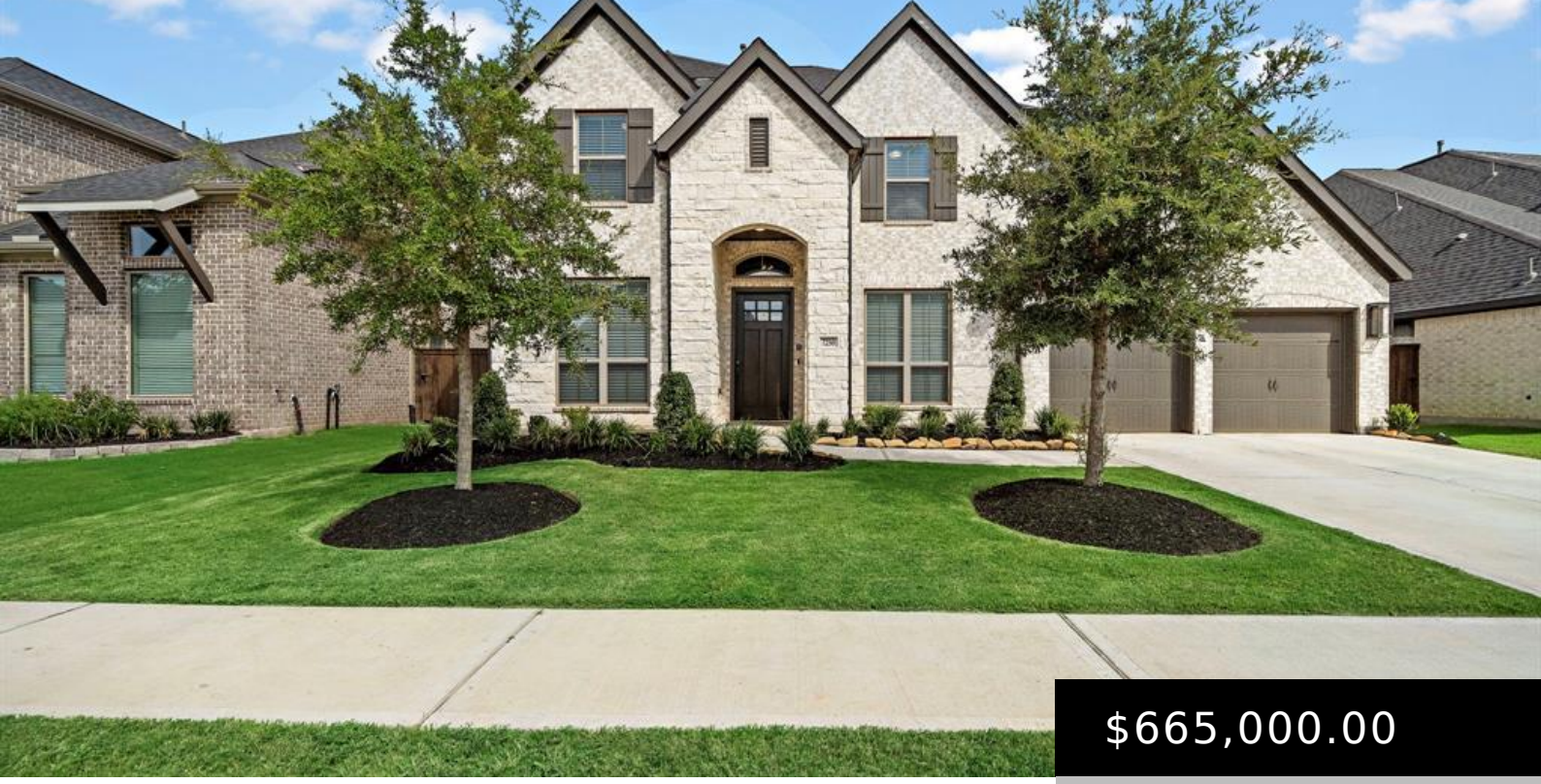


$665,000.00

7250 MONARCH DR, KATY, TX 77493, USA

https://bunkerhillhomes.com

Gorgeous Perry Home located in the lovely Cane Island community. This home boasts TWO bedrooms downstairs, the primary retreat as well as a secondary bedroom perfect for guests with private en-suite bathroom. Home Office with French doors and formal dining room set at entry. Two-story entry and family room with a wall of windows and […]

Rooms & Units Description

Property title: 7250 Monarch Katy Texas 77493

Room Count: 11

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

Bed Room Description: 2 Bedrooms Down,Primary Bed - 1st Floor,Walk-In Closet

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

Master Planned Community: Cane Island

Photo Count: 46

HOA Mandatory: 1

Original List Price: 665000.00

Green Certification: Home Energy Rating/HERS

Property Details

Parcel Number: 422398-003-017-000

Lot Desciption: Subdivision Lot

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Builder Name: Perry Homes

Price Sq Ft List: 190.22

Acres: 0.1853

Acres Desciption: 0 Up To 1/4 Acre

Dwelling Type: Free Standing

Stories: 2

Floors: Carpet,Tile

Restrictions: Deed Restrictions, Deed Restrictions

Property Features

Exterior: Back Yard,Back Yard Fenced,Covered Patio/Deck

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

Roof: Composition

Foundation: Slab

Garage Carport: Additional Parking,Double-Wide Driveway

Garage Desc: Attached Garage,Tandem

No Of Garage Cap: 3

Heat System: Central Gas

Cool System: Central Electric

Pool Area: 1

Fireplace Description: Gas Connections

Fireplaces Number: 1

Energy: Attic Vents,Ceiling Fans,High-Efficiency HVAC,HVAC>13 SEER,Insulated/Low-E windows,Insulation - Blown Fiberglass,Radiant Attic Barrier

Kitchen Desc: Breakfast Bar,Butler Pantry,Island w/o Cooktop,Kitchen open to Family Room,Pantry,Soft Closing Cabinets,Soft Closing Drawers,Under Cabinet Lighting,Walk-in Pantry

Oven Type: Electric Oven,Single Oven

Dishwasher: 1

Water Sewer: Other Water/Sewer

Microwave: 1

Siding: Brick,Stone

Fees & Taxes

Tax Rate: 3.2887

Tax Amount: 10877

Tax Year: 2022

Maint Fee Includes: Clubhouse,Grounds,Other,Recreational Facilities

Other Mandatory Fee: Neighborhood Fee/Transfer Fee/Cap Fee

Fee Other: 1

Fee Other Amount: 675/250+/1350

Basics

Baths Full: 4

Baths Half: 1

Year Built Src: Appraisal District

Location Details

Area: 25

County Or Parish: Waller

School District: 30 - Katy

Directions: I-10 West, Exit #739, Cane Island Parkway. Take second exit from roundabout, continuing on Cane Island Parkway. Turn right on Swift Way. Turn right on Monarch Drive. Home is on your left.

School Elementary: ROBERTSON ELEMENTARY SCHOOL (KATY)

School Middle: KATY JUNIOR HIGH SCHOOL

School High: KATY HIGH SCHOOL

Subdivision: Cane Island

Geo Market Area: Katy - Old Towne

State: Texas

Zip: 77493

City: Katy

Miscellaneous

Annual Maint Desc: Mandatory

Master Planned Community YN: 1

Realist Block: Deed Restrictions

Connections: Electric Dryer Connections,Washer Connections

Disclosures: Mud

Disposal: 1

Finance Available: Cash Sale,Conventional,FHA,VA

Range Type: Gas Cooktop

Legal: S422398 CANE ISLAND 38 BLK 3 LOT 17

Courtesy of

List Office Name: CB&A, Realtors-Katy