

$694,995.00

91 BENT TREE LN, MONTGOMERY, TX 77356, USA

https://bunkerhillhomes.com

New Construction Located in the Gated Golf and Lakeside Community of Bentwater. Interior Features include 4 Bedrooms , 4 1/2 Baths , 2 Car and a Golf Cart Garage. Upon Entry The Formal Dinning and Study are Located of the Foyer with Dramatic 20 Ft Ceilings Leading to the Family Room . The Kitchen is [...]

Rooms & Units Description

Property title: 91 Bent Tree Montgomery Texas 77356

Room Count: 9

Room Description: 1 Living Area,Formal Dining,Gameroom Up,Home Office/Study,Kitchen/Dining Combo,Utility Room in House

Beds Max: 4

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

Master Bath Desc: Primary Bath: Double Sinks,Primary Bath: Separate Shower,Primary Bath: Soaking Tub

Master Planned Community: Bentwater

Photo Count: 32

Subdivision Lake Access YN: 1

HOA Mandatory: 1

Original List Price: 699995.00

Completed Construction Date: 2023-07-21

Key Map: 124G

Property Details

Parcel Number: 2615-19-06600

Lot Desciption: In Golf Course Community

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Builder Name: Tx Best Home Builder

Price Sq Ft List: 210.80

Acres: 0.2296

Acres Desciption: 0 Up To 1/4 Acre

Dwelling Type: Free Standing

New Construction: 1

New Construction Desc: Never Lived In

Stories: 2

Floors: Laminate,Tile

Restrictions: Deed Restrictions, Deed Restrictions

Utility District: 1

Property Features

Exterior: Back Yard Fenced,Controlled Subdivision Access,Patio/Deck,Porch,Sprinkler System,Subdivision Tennis Court

Interior: Fire/Smoke Alarm,High Ceiling

Roof: Composition

Foundation: Slab

Garage Carport: Additional Parking,Auto Garage Door Opener,Circle Driveway,Golf Cart Garage

Garage Desc: Attached Garage

No Of Garage Cap: 2

Heat System: Central Gas

Cool System: Central Electric

Pool Area: 1

Fireplace Description: Mock Fireplace

Fireplaces Number: 2

Energy: Ceiling Fans,Digital Program Thermostat,High-Efficiency HVAC,Insulated/Low-E windows,Radiant Attic Barrier

Kitchen Desc: Island w/o Cooktop,Kitchen open to Family Room,Pantry,Soft Closing Cabinets,Soft Closing Drawers,Walk-in Pantry

Oven Type: Freestanding Oven

Dishwasher: 1

Water Sewer: Water District

Countertops: Quartz

Microwave: 1

Golf Course: Bentwater Country Club

Siding: Brick,Stucco

Fees & Taxes

Tax Rate: 2.0081

Tax Amount: 607

Tax Year: 2022

Other Mandatory Fee: Social Membership Transfer Fee

Fee Other: 1

Fee Other Amount: 2165

Basics

Baths Full: 4

Baths Half: 1

Year Built Src: Builder

Price Change Timestamp: 2023-08-11T07:02:18.123

Location Details

Area: 39

County Or Parish: Montgomery

School District: 37 - Montgomery

Directions: I-45 North to FM 1097 . Follow west to Bentwater Dr . Turn Left on to Bentwater Dr Follow to Bent Tree. Turn right follow to the Homesite on the Right.

School Elementary: LINCOLN ELEMENTARY SCHOOL (MONTGOMERY)

School Middle: MONTGOMERY JUNIOR HIGH SCHOOL

School High: MONTGOMERY HIGH SCHOOL

Subdivision: Bentwater 19

Geo Market Area: Lake Conroe Area

State: Texas

Zip: 77356

City: Montgomery

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

Range Type: Freestanding Range

Legal: BENTWATER 19, BLOCK 3, LOT 2

Legal Subdivision: BENTWATER

Access: Manned Gate

DOM: 33

Courtesy of

List Office Name: Walzel Properties

