


$385,000.00

## 9996 BOULDER BEND LN, BROOKSHIRE, TX 77423, USA

https://bunkerhillhomes.com

READY FOR IMMEDIATE OCCUPANCY – Stunning 2 story home in Willow Creek Farm near Kingsland blvd. Zoned to Katy ISD Schools. This 4 bedroom and 3 full bathroom home has a lot of extra space. You will enjoy the primary bedroom in the first floor and a bonus 2 room on the first floor that […]

## Rooms & Units Description

**Property title:** 9996 Boulder Bend Brookshire Texas 77423

**Room Count:** 8

**Room Description:** 1 Living Area,Breakfast Room,Den,Family Room,Formal Dining,Formal Living,Gameroom Up,Living Area - 1st Floor,Utility Room in Garage

**Bed Room Description:** 1 Bedroom Up,2 Bedrooms Down,Primary Bed - 1st Floor,Sitting Area,Walk-In Closet

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

**HOA Mandatory:** 1

**Original List Price:** 385000.00

## Property Details

**Parcel Number:** 976102-006-004-000

**Lot Desciption:** Cleared,Subdivision Lot

**Style:** Other Style

**List Type:** Exclusive Right to Sell/Lse w/ Named Prospect

**Price Sq Ft List:** 176.36

**Acres:** 0.1199

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

**Dwelling Type:** Duplex

**Stories:** 2

**Floors:** Carpet,Concrete,Laminate,Tile

**Ownership:** Full Ownership

**Restrictions:** Deed Restrictions, Deed Restrictions

## Property Features

**Interior:** Washer Included

**Roof:** Composition,Other

**Foundation:** Slab

**Garage Desc:** Attached/Detached Garage

**No Of Garage Cap:** 2

**Heat System:** Central Gas

**Cool System:** Central Electric

**Energy:** Ceiling Fans,Digital Program Thermostat

**Kitchen Desc:** Breakfast Bar,Pantry

**Oven Type:** Convection Oven,Gas Oven

**Dishwasher:** 1

**Water Sewer:** Water District

**Microwave:** 1

**Siding:** Brick,Cement Board,Other,Unknown,Vinyl,Wood

## Fees & Taxes

**Tax Rate:** 3.0187

**Tax Amount:** 8138

**Tax Year:** 2023

**Maint Fee Includes:** Clubhouse

## Basics

**Baths Full:** 3

**Year Built Src:** Appraisal District

**Price Change Timestamp:** 2023-09-07T08:51:13.230

## Location Details

**Area:** 26

**County Or Parish:** Waller

**School District:** 30 - Katy

**Directions:** Go Map Quest

**School Elementary:** BRYANT ELEMENTARY SCHOOL (KATY)

**School Middle:** WOODCREEK JUNIOR HIGH SCHOOL

**School High:** KATY HIGH SCHOOL

**Subdivision:** Willow Creek Farms Sec2

**Geo Market Area:** Katy - Southwest

**State:** Texas

**Zip:** 77423

**City:** Brookshire

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions

**Connections:** Gas Dryer Connections,Washer Connections

**Disclosures:** Mud,Sellers Disclosure

**Disposal:** 1

**Exemptions:** Homestead,,,,,,,,,,

**Finance Available:** Cash Sale,Conventional,FHA,Texas Veterans Land Board,VA

**Range Type:** Gas Range

**Legal:** S976102 WILLOW CREEK FARMS SEC2 BLK 6 LOT 4 ACRES .1199

## Courtesy of

**List Office Name:** eXp Realty, LLC