



\$278,490.00

## 10950 FM 1097, WILLIS, TX 77318, USA

<https://test.houston-re.com>



Welcome to your new waterfront oasis! Nestled into the gated community of Lexington Heights, this brand-new home offers plenty of space and an open concept design that will make hosting guests easy. This 1418 square foot American Elm Floor Plan features 3 bedrooms and 2 bathrooms, plus all the energy-saving extras you've been looking for. [...]

## Rooms & Units Description

**Property title:** 11703 Eclipse Willis Texas 77318

**Room Description:** 1 Living Area, Family Room, Utility Room in House

**Master Bath Desc:** Primary Bath: Double Sinks

**HOA Mandatory:** 1

**Room Count:** 6

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

**Photo Count:** 13

**Original List Price:** 278490.00



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## Property Details

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|-----------------------------------------------------------|----------------------------------------------------------------------|
| <b>Parcel Number:</b> NA                                  | <b>Lot Description:</b> Corner,Subdivision Lot,Water View,Waterfront |
| <b>Style:</b> Traditional                                 | <b>List Type:</b> Exclusive Right to Sell/Lease                      |
| <b>Builder Name:</b> Alta Homes                           | <b>Price Sq Ft List:</b> 196.40                                      |
| <b>Acres Description:</b> 0 Up To 1/4 Acre                | <b>Dwelling Type:</b> Free Standing                                  |
| <b>New Construction:</b> 1                                | <b>New Construction Desc:</b> To Be Built/Under Construction         |
| <b>Stories:</b> 1                                         | <b>Floors:</b> Carpet,Tile                                           |
| <b>Restrictions:</b> Deed Restrictions, Deed Restrictions |                                                                      |

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## Property Features

|                                                                                                                                                           |                                                                                   |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|
| <b>Roof:</b> Composition                                                                                                                                  | <b>Foundation:</b> Slab                                                           |
| <b>Garage Desc:</b> Attached Garage                                                                                                                       | <b>No Of Garage Cap:</b> 2                                                        |
| <b>Heat System:</b> Central Gas                                                                                                                           | <b>Cool System:</b> Central Electric                                              |
| <b>Energy:</b> Attic Vents,Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,Energy Star/CFL/LED Lights,HVAC>13 SEER,Insulated/Low-E windows | <b>Kitchen Desc:</b> Breakfast Bar,Island w/o Cooktop,Kitchen open to Family Room |
| <b>Dishwasher:</b> 1                                                                                                                                      | <b>Water Sewer:</b> Public Sewer,Public Water                                     |
| <b>Countertops:</b> Granite                                                                                                                               | <b>Microwave:</b> 1                                                               |
| <b>Siding:</b> Brick,Cement Board                                                                                                                         | <b>Water Amenity:</b> Pond, Pond                                                  |

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## Basics

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|--------------------------------------------------------|------------------------------------|
| <b>Baths Full:</b> 2                                   | <b>Year Built Src:</b> Builder     |
| <b>Price Change Timestamp:</b> 2023-09-05T11:54:10.180 | <b>Completion Date:</b> 2023-12-10 |





## Location Details

|                                                             |                                                                                                                                                                                          |
|-------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Area:</b> 39                                             | <b>County Or Parish:</b> Montgomery                                                                                                                                                      |
| <b>School District:</b> 56 - Willis                         | <b>Directions:</b> Head west on 1097 from I-45, follow the signs for Alta Homes. Turn left into the neighborhood, go to the 2nd street and turn right. It is the corner lot on the left. |
| <b>School Elementary:</b> W. LLOYD MEADOR ELEMENTARY SCHOOL | <b>School Middle:</b> ROBERT P. BRABHAM MIDDLE SCHOOL                                                                                                                                    |
| <b>School High:</b> WILLIS HIGH SCHOOL                      | <b>Subdivision:</b> Lexington Heights                                                                                                                                                    |
| <b>Geo Market Area:</b> Lake Conroe Area                    | <b>State:</b> Texas                                                                                                                                                                      |
| <b>Zip:</b> 77318                                           | <b>City:</b> Willis                                                                                                                                                                      |



## Miscellaneous

|                                                                   |                                                         |
|-------------------------------------------------------------------|---------------------------------------------------------|
| <b>Annual Maint Desc:</b> Mandatory                               | <b>Realist Block:</b> Deed Restrictions                 |
| <b>Connections:</b> Electric Dryer Connections,Washer Connections | <b>Disclosures:</b> No Disclosures                      |
| <b>Disposal:</b> 1                                                | <b>Legal:</b> Lot 1 Block 5 Section 1 Lexington Heights |



## Courtesy of

**List Office Name:** Platinum 1 Properties, LLC

