



\$318,170.00

12127 BLUE COAST LN, CONROE, TX 77304, USA

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



SPECTACULAR D. R. HORTON BUILT 1 STORY IN WATER CREST!
PREMIUM CORNER LOT - OVERLOOKS COMMUNITY POND!
Wonderful Elevation with Front Porch! Popular Split Plan Design!
Chef's Dream Island Kitchen with White Cabinetry, White Quartz
Counters, & Corner Pantry Opens to Spacious Dining Area &
Large Living Room! Privately Located Primary Suite Features
Luxurious Garden [...]

Rooms & Units Description



Property title: 12127 Blue Coast Conroe Texas 77304

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

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

Subdivision Lake Access YN: 1

Original List Price: 318170.00

Room Count: 3

Bed Room Description: All Bedrooms Down,Primary Bed - 1st Floor,Split Plan,Walk-In Closet

Photo Count: 8

HOA Mandatory: 1

Green Certification: Energy Star Qualified Home,Home Energy Rating/HERS

Property Details

Parcel Number: 9544-17-04600

Style: Traditional

Builder Name: D. R. Horton

Acres: 0.2029

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under Construction

Floors: Carpet,Vinyl Plank

Utility District: 1

Lot Description: Corner,Subdivision Lot,Water View

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 204.09

Acres Description: 0 Up To 1/4 Acre

New Construction: 1

Stories: 1

Restrictions: Deed Restrictions, Deed Restrictions

Property Features



Exterior: Back Yard,Back Yard Fenced,Covered Patio/Deck,Sprinkler System	Interior: Fire/Smoke Alarm,Prewired for Alarm System
Roof: Composition	Foundation: Slab
Garage Desc: Attached Garage	No Of Garage Cap: 2
Heat System: Central Gas	Cool System: Central Electric
Pool Area: 1	Energy: Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,Energy Star/CFL/LED Lights,High-Efficiency HVAC,HVAC>13 SEER,Insulated/Low-E windows,Tankless/On-Demand H2O Heater
Kitchen Desc: Breakfast Bar,Island w/o Cooktop,Kitchen open to Family Room,Walk-in Pantry	Oven Type: Freestanding Oven,Gas Oven
Dishwasher: 1	Water Sewer: Public Sewer,Water District
Countertops: Quartz	Microwave: 1
Siding: Brick,Cement Board	Water Amenity: Pond, Pond

Fees & Taxes

Tax Rate: 3.014	Tax Amount: 1171
Tax Year: 2022	Maint Fee Includes: Recreational Facilities
Other Mandatory Fee: transfer fee	Fee Other: 1
Fee Other Amount: \$250	

Basics

Baths Full: 2	Year Built Src: Builder
Completion Date: 2023-09-30	

Location Details



Area: 39

School District: 56 - Willis

School Elementary: LAGWAY ELEMENTARY SCHOOL

School High: WILLIS HIGH SCHOOL

Geo Market Area: Lake Conroe Area

Zip: 77304

County Or Parish: Montgomery

Directions: From I-45 headed North, Exit & head West (Left) at Exit 90 (League Line Road). Turn L @ Longmire Road;R @ Forest Creek Parkway;R @ Bonaire Vista Lane;R @ Dawn Beach Lane. Model will be on your left at 11338 Dawn Beach Lane, Conroe, TX, 77304.

School Middle: ROBERT P. BRABHAM MIDDLE SCHOOL

Subdivision: Water Crest On Lake Conroe

State: Texas

City: Conroe

Miscellaneous

Annual Maint Desc: Mandatory

Connections: Electric Dryer Connections,Washer Connections

Disposal: 1

Range Type: Freestanding Range,Gas Range

Realist Block: Deed Restrictions

Disclosures: Mud,No Disclosures

Finance Available: Cash Sale,Conventional,FHA,VA

Legal: S954417 - WATER CREST ON LAKE CONROE 17, BLOCK 3, LOT 7

Courtesy of

List Office Name: D.R. Horton Homes

