



\$409,500.00

**12806 TIMBERLAND TRCE, HOUSTON, TX
77065, USA**

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



Beautiful 5 bed; 3.5 bath home located in the established neighborhood of Wortham Park. Nestled on a cul-de-sac street, wonderful curb appeal, mature trees and a detached garage with an extended driveway for extra parking. This floor plan offers a formal dining, large kitchen with island, breakfast area, custom built window bench and family room [...]

Rooms & Units Description



Property title: 12806 Timberland Houston Texas 77065

Room Count: 9

Room Description: Breakfast Room, Formal Dining, Gameroom Up, Living Area - 1st Floor, Utility Room in House

Beds Max: 5

Bed Room Description: En-Suite Bath, Primary Bed - 1st Floor, Walk-In Closet

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

Photo Count: 50

HOA Mandatory: 1

Original List Price: 419500.00

Key Map: 368V

Property Details

Parcel Number: 117-458-006-0043 **Lot Description:** Subdivision Lot

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 123.38

Acres: 0.1966

Acres Description: 0 Up To 1/4 Acre **Dwelling Type:** Free Standing

Stories: 2

Restrictions: Deed Restrictions, Deed Restrictions

Property Features

Roof: Composition

Foundation: Slab

Garage Desc: Detached Garage

No Of Garage Cap: 1

Heat System: Central Electric

Cool System: Central Electric

Pool Area: 1

Fireplace Description: Gaslog Fireplace

Fireplaces Number: 1

Energy: Insulated/Low-E windows

Oven Type: Electric Oven

Dishwasher: 1

Water Sewer: Public Sewer, Water District

Microwave: 1

Siding: Brick, Cement Board, Wood

Fees & Taxes



Tax Rate: 2.2381

Tax Year: 2022

Other Mandatory Fee: Transfer Fees

Fee Other: 1

Fee Other Amount: 350

Tax Amount: 6769

Maint Fee Includes: Recreational Facilities

Basics

Baths Full: 3

Year Built Src: Appraisal District

Baths Half: 1

Price Change Timestamp: 2023-06-20T14:23:54.823

Location Details

Area: 10

School District: 13 - Cypress-Fairbanks

School Elementary: ADAM ELEMENTARY SCHOOL

School High: CY-FAIR HIGH SCHOOL

Geo Market Area: 1960/Cypress

Zip: 77065

County Or Parish: Harris

Directions: West on 290; Right at 1960; Right at Wortham Blvd; Right at Azalea Creek; Left at Wilderness Hill' Right at Timberland Trace. Home is on the left.

School Middle: ARNOLD MIDDLE SCHOOL

Subdivision: Wortham Park Sec 02

State: Texas

City: Houston

Miscellaneous

Annual Maint Desc: Mandatory

Connections: Electric Dryer Connections,Washer Connections

Disposal: 1

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

Range Type: Gas Cooktop

DOM: 35

Realist Block: Deed Restrictions

Disclosures: Exclusions,Sellers Disclosure

Exclusions: TV's, Curtains and Bar in living Rm

Finance Available: Cash Sale,Conventional,FHA,VA

Legal: LT 43 BLK 6 WORTHAM PARK SEC 2





Courtesy of

List Office Name: Compass RE Texas, LLC

