



\$285,000.00

**13825 MONTCLAIR HILL CT, ROSHARON, TX
77583, USA**

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



Rooms & Units Description

Property title: 13825 Montclair Hill Rosharon Texas
77583

Room Count: 5

Room Description: Family Room

Bed Room Description: All Bedrooms
Down

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

Master Planned Community: Lakes of
Savannah

Photo Count: 5

HOA Mandatory: 1

Original List Price: 285000.00

Key Map: 652J

Property Details



Parcel Number: 7457-1001-011

Style: Traditional

Price Sq Ft List: 154.98

Acres Description: 0 Up To 1/4 Acre

Stories: 1

Restrictions: Deed Restrictions, Deed Restrictions

Lot Description: Cul-De-Sac

List Type: Exclusive Right to Sell/Lease

Acres: 0.2014

Dwelling Type: Free Standing

Floors: Carpet,Tile,Wood

Utility District: 1

Property Features

Exterior: Back Yard Fenced,Covered Patio/Deck,Patio/Deck

Roof: Composition

Garage Desc: Attached Garage

Heat System: Central Gas

Fireplace Description: Gas Connections,Gaslog Fireplace

Energy: High-Efficiency HVAC,Insulated/Low-E windows

Dishwasher: 1

Microwave: 1

Interior: High Ceiling

Foundation: Slab

No Of Garage Cap: 2

Cool System: Central Electric

Fireplaces Number: 1

Oven Type: Gas Oven

Water Sewer: Water District

Siding: Brick

Fees & Taxes

Tax Rate: 2.9567

Tax Year: 2022

Fee Other Amount: 150

Tax Amount: 6400

Fee Other: 1

Basics

Baths Full: 2

Year Built Src: Appraisal District

Location Details



Area: 5

School District: 3 - Alvin

School Elementary: SAVANNAH LAKES ELEMENTARY SCHOOL

School High: MANVEL HIGH SCHOOL

Geo Market Area: Alvin North

Zip: 77583

County Or Parish: Brazoria

Directions: From Fort Bend Parkway head South on Hwy 6, left on Savannah Pkwy, Right on Quiet Manor, Right on Montclair Hill Ln, Right on Montclair Hill Court. Home is in the cul-de-sac.

School Middle: MANVEL JUNIOR HIGH SCHOOL

Subdivision: Savannah Meadows Sec 1-2-3-4-5

State: Texas

City: Rosharon

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

Disclosures: Sellers Disclosure

Exemptions: Homestead,Veteran,,,

Range Type: Gas Range

Master Planned Community YN: 1

Connections: Electric Dryer Connections,Gas Dryer Connections

Disposal: 1

Finance Available: Cash Sale,Conventional,FHA,VA

Legal: SAVANNAH MEADOWS SEC 1 (A0403 ACH&B) BLK 1 LOT 11

Courtesy of

List Office Name: Coldwell Banker Ultimate

