



\$779,900.00

**17537 LIMONCELLO LN, GRANGERLAND, TX
77302, USA**

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



1½-story home features an elegant oval entry with 13' ceilings that open to the formal living room. The extended entry with a 21' ceiling is flanked by formal dining room on one side and kitchen on the opposite side. The kitchen is central to the home and open to the dining room, breakfast room and [...]

Rooms & Units Description



Property title: 15407 Sunglow Haven Street
Conroe Texas 77302

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

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

HOA Mandatory: 1

Original List Price: 784900.00

Room Count: 14

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

Master Planned Community: Artavia

Additional School: GRANGERLAND
INTERMEDIATE SCHOOL

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

Property Details

Parcel Number: na

Style: Traditional

Builder Name: Ravenna Homes

Acres Description: 0 Up To 1/4 Acre

New Construction: 1

Stories: 1.5

Restrictions: Deed Restrictions, Deed
Restrictions

Lot Description: Subdivision Lot

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 208.36

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under
Construction

Floors: Carpet,Tile,Wood

Property Features



Exterior: Back Yard,Back Yard Fenced,Covered Patio/Deck,Side Yard,Sprinkler System	Interior: Alarm System - Owned,Fire/Smoke Alarm,High Ceiling,Prewired for Alarm System
Roof: Composition	Foundation: Slab
Garage Desc: Attached Garage,Tandem	No Of Garage Cap: 4
Heat System: Central Gas	Cool System: Central Electric
Pool Area: 1	Energy: Digital Program Thermostat,Energy Star Appliances,Energy Star/CFL/LED Lights,High-Efficiency HVAC,HVAC>13 SEER,Insulated/Low-E windows,Insulation - Other,Radiant Attic Barrier
Kitchen Desc: Breakfast Bar,Island w/o Cooktop,Walk-in Pantry	Oven Type: Single Oven
Dishwasher: 1	Water Sewer: Water District
Countertops: Marlana/Quartz	Microwave: 1
Siding: Brick,Cement Board,Stone,Stucco	

Fees & Taxes

Tax Rate: 3.2603	Tax Year: 2020
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Basics

Baths Full: 3	Baths Half: 1
Year Built Src: Builder	Price Change Timestamp: 2023-09-01T16:25:15.593
Completion Date: 2023-09-29	

Location Details



Area: 19

School District: 11 - Conroe

School Elementary: SAN JACINTO ELEMENTARY SCHOOL (CONROE)

School High: CANEY CREEK HIGH SCHOOL

Geo Market Area: Spring Northeast

Zip: 77302

County Or Parish: Montgomery

Directions: Heading N on I45, take exit 79A toward TX-242/College Park Dr/Needham Rd. Turn R onto TX-242 E, turn R onto Artavia Pkwy. Model address: 15310 Viviente Dr, Conroe, TX 77302

School Middle: MOORHEAD JUNIOR HIGH SCHOOL

Subdivision: Artavia

State: Texas

City: Conroe

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

Disclosures: Mud

Finance Available: Cash Sale,Conventional,FHA,VA

Legal: Lot 2 Block 1

Master Planned Community YN: 1

Connections: Electric Dryer Connections,Washer Connections

Disposal: 1

Range Type: Gas Cooktop

Courtesy of

List Office Name: Ravenna Homes

