



\$1,345,000.00

**15472 CASTLEBROOK CT, MONTGOMERY, TX
77316, USA**

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



Nestled in a cul de sac on a shy 4 acres of sprawling land, this magnificent 5-bed, 5-bath home offers a luxurious retreat w/ ample space & endless possibilities. Step inside & be greeted by an open concept layout that seamlessly blends elegance & functionality. A chef's delight, the kitchen features wall-mounted double ovens & [...]

Rooms & Units Description



Property title: 15472 Castlebrook Montgomery Texas 77316

Room Description: Breakfast Room,Family Room,Formal Dining,Gameroom Down,Home Office/Study,Kitchen/Dining Combo,Living Area - 1st Floor,Media,Utility Room in House

Master Bath Desc: Hollywood Bath,Primary Bath: Double Sinks

HOA Mandatory: 1

Key Map: 185E

Room Count: 13

Bed Room Description: 2 Bedrooms Down,En-Suite Bath,Primary Bed - 1st Floor,Sitting Area,Walk-In Closet

Photo Count: 49

Original List Price: 1345000.00

Property Details

Parcel Number: 3571-00-01600

Style: Traditional

Price Sq Ft List: 246.70

Acres Description: 2 Up to 5 Acres

Stories: 2

Ownership: Full Ownership

Lot Description: Cul-De-Sac,Subdivision Lot,Water View

List Type: Exclusive Right to Sell/Lease

Acres: 3.976

Dwelling Type: Free Standing

Floors: Marble Floors,Wood

Restrictions: Deed Restrictions,Horses Allowed, Deed Restrictions,Horses Allowed

Property Features



Exterior: Barn/Stable,Controlled Subdivision
Access,Cross Fenced,Outdoor
Fireplace,Patio/Deck,Porch,Screened Porch,Spa/Hot
Tub,Sprinkler System

Roof: Composition

Garage Desc: Attached Garage,Oversized Garage

Heat System: Central Gas

Pool Private: 1, Gunite,In Ground

Fireplaces Number: 3

Kitchen Desc: Breakfast Bar,Island w/
Cooktop,Kitchen open to Family Room,Under
Cabinet Lighting

Dishwasher: 1

Compactor: 1

Siding: Stucco

Interior: Alarm System -
Owned,Fire/Smoke Alarm,High Ceiling,Wet
Bar,Wired for Sound

Foundation: Slab

No Of Garage Cap: 2

Cool System: Central Electric

Fireplace Description: Gaslog
Fireplace,Wood Burning Fireplace

Energy: Ceiling Fans,Digital Program
Thermostat,Insulated/Low-E windows

Oven Type: Double Oven

Water Sewer: Public Water,Well

Countertops: Granite

Water Amenity: Pond, Pond

Fees & Taxes

Tax Rate: 1.7533

Tax Amount: 18256

Tax Year: 2022

Other Mandatory Fee: Transfer Fees

Fee Other: 1

Fee Other Amount: 300

Basics

Baths Full: 5

Year Built Src: Appraisal District

Location Details



Area: 39

School District: 37 - Montgomery

School Elementary: KEENAN ELEMENTARY SCHOOL

School High: LAKE CREEK HIGH SCHOOL

Geo Market Area: Conroe Southwest

Zip: 77316

County Or Parish: Montgomery

Directions: From I-45, head W on FM 2854 Rd W/Metcalf St/Old Montgomery Rd, Turn left onto Egypt Community Rd/Honea Egypt Rd, Turn right onto Crown Oaks Dr, Turn right onto Majestic Dr, Turn right onto Castlebrook Ct

School Middle: OAK HILL JUNIOR HIGH SCHOOL

Subdivision: Crown Oaks 01

State: Texas

City: Montgomery

Miscellaneous

Annual Maint Desc: Mandatory

Connections: Electric Dryer Connections,Gas Dryer Connections,Washer Connections

Disposal: 1

Finance Available: Cash Sale,Conventional,FHA,VA

Legal: CROWN OAKS 01, BLOCK 1, LOT 16

Realist Block: Deed Restrictions,Horses Allowed

Disclosures: Sellers Disclosure

Exclusions: See attachments

Range Type: Gas Range

Courtesy of

List Office Name: Hutson Realty Partners

