



\$474,070.00

## 17681 ROSETTE GRASS DR, THE WOODLANDS, TX 77385, USA

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



Brand new, energy-efficient home ready NOW! Unwind in the Kendall's private main level primary suite. The upstairs secondary bedrooms and game room give the kids their own oasis. Located a half hour north of downtown Houston off Hwy 242, Harper's Preserve is a stunning gated master-planned community that features an on site local elementary school [...]

---

### Rooms & Units Description



**Property title:** 17681 Rosette Grass Conroe Texas 77385

**Room Description:** Gameroom Up,Home Office/Study,Kitchen/Dining Combo,Living/Dining Combo,Media,Utility Room in House

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

**Photo Count:** 43

**Additional School:** SUCHMA ELEMENTARY SCHOOL

**Completed Construction Date:** 2023-01-04

**Room Count:** 7

**Bed Room Description:** Primary Bed - 1st Floor,Walk-In Closet

**Master Planned Community:** Harper's Preserve

**HOA Mandatory:** 1

**Original List Price:** 476070.00

---

## Property Details

**Parcel Number:** 5727-95-03400

**Style:** Traditional

**Builder Name:** Meritage Homes

**Acres Description:** 0 Up To 1/4 Acre

**New Construction:** 1

**Stories:** 2

**Restrictions:** Deed Restrictions, Deed Restrictions

**Lot Description:** Subdivision Lot

**List Type:** Exclusive Right to Sell/Lease

**Price Sq Ft List:** 163.19

**Dwelling Type:** Free Standing

**New Construction Desc:** Never Lived In

**Floors:** Carpet,Tile,Vinyl Plank

**Utility District:** 1

---

## Property Features



**Exterior:** Back Yard Fenced,Covered Patio/Deck,Sprinkler System

**Roof:** Composition

**Garage Carport:** Double-Wide Driveway

**No Of Garage Cap:** 2

**Cool System:** Central Electric

**Energy:** Ceiling Fans,Digital Program Thermostat,Energy Star/CFL/LED Lights,HVAC>13 SEER,Insulated Doors,Insulated/Low-E windows,Insulation - Spray-Foam,Tankless/On-Demand H2O Heater

**Oven Type:** Electric Oven

**Water Sewer:** Water District

**Microwave:** 1

**Interior:** Fire/Smoke Alarm

**Foundation:** Slab

**Garage Desc:** Attached Garage

**Heat System:** Central Electric

**Pool Area:** 1

**Kitchen Desc:** Island w/o Cooktop

**Dishwasher:** 1

**Countertops:** Granite, Quartz

**Siding:** Brick,Cement Board,Stone

---

## Fees & Taxes

**Tax Rate:** 3.09

**Tax Year:** 2022

**Fee Other:** 1

**Fee Other Amount:** 174.00

---

## Basics

**Baths Full:** 3

**Baths Half:** 1

**Year Built Src:** Builder

**Price Change Timestamp:** 2023-07-27T12:40:29.420

---

## Location Details



**Area:** 15

**School District:** 11 - Conroe

**School Elementary:** SUCHMA ELEMENTARY SCHOOL

**School High:** OAK RIDGE HIGH SCHOOL

**Geo Market Area:** Spring Northeast

**Zip:** 77385

**County Or Parish:** Montgomery

**Directions:** From downtown Houston, take I-45 North. Exit Highway 242 and turn right. Turn right onto Harper's Trace. Follow the signs to the builder model home parks.

**School Middle:** IRONS JUNIOR HIGH SCHOOL

**Subdivision:** Harpers Preserve

**State:** Texas

**City:** Conroe

Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions

**Disclosures:** Mud

**Exemptions:** Homestead

**Range Type:** Gas Cooktop

**DOM:** 192

**Master Planned Community YN:** 1

**Connections:** Electric Dryer Connections,Washer Connections

**Disposal:** 1

**Finance Available:** Cash Sale,Conventional,FHA,Seller to Contribute to Buyer's Closing Costs,VA

**Legal:** SF 0135 Plan C485E

Courtesy of

**List Office Name:** Meritage Homes Realty

