



\$548,000.00

17222 WASHBURNE LN, HOUSTON, TX 77095, USA

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



PREPARE TO FALL IN LOVE THE MOMENT YOU ENTER THIS “J
PATRICK DESIGNS” CUSTOM MASTERPIECE HOME*YOU WILL BE
IMPRESSED THE MOMENT YOU ENTER THROUGH THE SOLID
MAHAGONY FRONT DOOR INTO THE DRAMATIC FORMAL ENTRY W
ITS SOARING CEILINGS AND OPEN PLAN*DOUBLE GLASS FRENCH
DOORS OPEN INTO THE PRIVATE HOME OFFICE*STUNNING
ITALIAN PORCELAIN WOOD LOOK TILE [...]

Rooms & Units Description



Property title: 17722 Washburne Houston Texas 77095

Room Count: 14

Room Description: Breakfast Room,Den,Formal Dining,Gameroom Up,Home Office/Study,Media,Sun Room,Utility Room in House

Beds Max: 6

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

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

Photo Count: 42

HOA Mandatory: 1

Key Map: 407F

Subdivision Lake Access YN: 1

Original List Price: 548000.00

Property Details

Parcel Number: 132-649-001-0028

Lot Value: 1

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 135.01

Acres Description: 0 Up To 1/4 Acre

Stories: 2

Restrictions: Deed Restrictions, Deed Restrictions

Lot Description: Cul-De-Sac,Subdivision Lot

Style: Traditional

Builder Name: J PATRICK HOMES, LTD

Acres: 0.1736

Dwelling Type: Free Standing

Floors: Carpet,Tile

Utility District: 1

Property Features



Exterior: Back Yard,Back Yard
Fenced,Exterior Gas
Connection,Patio/Deck,Side Yard,Sprinkler
System,Subdivision Tennis Court

Roof: Composition

Garage Carport: Auto Garage Door
Opener,Double-Wide Driveway

No Of Garage Cap: 2

Cool System: Central Electric,Zoned

Fireplace Description: Gas
Connections,Gaslog Fireplace

Energy: Attic Vents,Ceiling Fans,Digital
Program Thermostat,High-Efficiency
HVAC,HVAC>13 SEER,Insulated/Low-E
windows,Insulation - Blown Cellulose,Radiant
Attic Barrier

Oven Type: Double Oven,Electric Oven

Water Sewer: Water District

Siding: Brick,Cement Board

Interior: Alarm System - Owned,Crown
Molding,Drapes/Curtains/Window Cover,Dryer
Included,Fire/Smoke Alarm,Formal
Entry/Foyer,High Ceiling,Refrigerator
Included,Spa/Hot Tub,Washer Included,Wired for
Sound

Foundation: Slab

Garage Desc: Attached Garage

Heat System: Central Gas,Zoned

Pool Area: 1

Fireplaces Number: 1

Kitchen Desc: Breakfast Bar,Kitchen open to
Family Room,Pantry,Pots/Pans Drawers,Soft
Closing Cabinets,Soft Closing Drawers,Under
Cabinet Lighting,Walk-in Pantry

Dishwasher: 1

Microwave: 1

Fees & Taxes

Tax Rate: 2.775

Tax Year: 2021

Other Mandatory Fee: Transfer

Fee Other Amount: 300

Tax Amount: 10269

Maint Fee Includes: Courtesy Patrol

Fee Other: 1

Basics

Baths Full: 3

Year Built Src: Appraisal District

Baths Half: 1

Price Change Timestamp: 2023-05-12T21:55:05.007



Location Details

Area: 8

School District: 13 - Cypress-Fairbanks

School Elementary: COPELAND
ELEMENTARY SCHOOL (CYPRESS-
FAIRBANKS)

School High: LANGHAM CREEK HIGH
SCHOOL

Geo Market Area: Copperfield Area

Zip: 77095

County Or Parish: Harris

Directions: TRAVEL WEST ON HWY 290*EXIT LEFT
ON BARKER CYPRESS HEADING SOUTH*TURN LEFT
ON WEST ROAD*TURN RIGHT ON WHEAT
CROSS*TURN RIGHT ON COPPERBLUFF LANE*LEFT
ON OSIRIS CORE LANE WHICH THEN TURNS INTO
WASHBURNE LANE*YOUR GORGEOUS NEW HOME IS
ON YOUR RIGHT!

School Middle: ARAGON MIDDLE SCHOOL

Subdivision: Copper Lakes Sec 17

State: Texas

City: Houston

Miscellaneous

Annual Maint Desc: Mandatory

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

Disposal: 1

Finance Available: Cash Sale,Conventional,FHA,VA

Legal: LT 28 BLK 1 COPPER LAKES SEC 17

DOM: 76

Realist Block: Deed Restrictions

Disclosures: Sellers Disclosure

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

Range Type: Gas Cooktop

Legal Subdivision: COPPER LAKES

Courtesy of

List Office Name: Patricia Fleming Realty LLC

