

MOVE IN READY!



\$629,457.00

**17893 MCCLARY CARDINAL DR, CONROE, TX
77302, USA**

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



Westin Homes NEW Construction (Asher IX, Elevation AP)
CURRENTLY BEING BUILT. Two story. 5 bedrooms. 4.5 baths.
Elegant double front door entry, Family room, informal dining
room and study. Spacious island kitchen open to family room.
Primary suite with large double walk-in closets and secondary
bedroom on first floor. Three additional bedrooms, spacious game
room [...]

Rooms & Units Description



Property title: 17893 McClary Cardinal Conroe Texas 77302

Room Description: Breakfast Room,Family Room,Gameroom Up,Home Office/Study,Media,Utility Room in House

Master Bath Desc: Half Bath,Hollywood Bath,Primary Bath: Double Sinks,Primary Bath: Separate Shower,Vanity Area

Photo Count: 30

Additional School: GRANGERLAND INTERMEDIATE SCHOOL

Green Certification: Environments for Living

Room Count: 17

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

Master Planned Community: Artavia

HOA Mandatory: 1

Original List Price: 658587.00

Property Details

Parcel Number: 2169-10-09400

Style: Traditional

Builder Name: Westin Homes

Acres: 0.1729

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under Construction

Floors: Carpet,Tile

Utility District: 1

Lot Description: Subdivision Lot

List Type: Exclusive Agency to Sell/Lease

Price Sq Ft List: 170.12

Acres Description: 0 Up To 1/4 Acre

New Construction: 1

Stories: 2

Restrictions: Deed Restrictions, Deed Restrictions

Property Features



Interior: Alarm System - Owned,Fire/Smoke Alarm,High Ceiling

Foundation: Slab

No Of Garage Cap: 3

Cool System: Central Electric

Energy: Attic Fan,Ceiling Fans,Digital Program Thermostat,Energy Star/CFL/LED Lights,Energy Star/Reflective Roof,High-Efficiency HVAC,Insulated/Low-E windows,Insulation - Batt,Insulation - Blown Fiberglass,Radiant Attic Barrier

Oven Type: Electric Oven

Water Sewer: Water District

Microwave: 1

Roof: Composition

Garage Desc: Attached Garage,Tandem

Heat System: Central Gas

Fireplaces Number: 1

Kitchen Desc: Island w/o Cooktop,Kitchen open to Family Room,Walk-in Pantry

Dishwasher: 1

Countertops: Quartz

Siding: Brick,Cement Board,Stone

Fees & Taxes

Tax Rate: 3.26

Tax Amount: 1556

Tax Year: 2022

Basics

Baths Full: 4

Baths Half: 1

Year Built Src: Builder

Price Change Timestamp: 2023-08-24T15:44:32.297

Completion Date: 2023-10-31

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: From I-45 N take Exit 79A toward TX-242. Turn right onto TX-242 E. Keep left to stay on TX-242 E. Merge onto Artavia Pkwy - Turn right onto Barragan Brook Dr - Turn left onto McClary Cardinal Dr.

School Middle: MOORHEAD JUNIOR HIGH SCHOOL

Subdivision: Artavia

State: Texas

City: Conroe

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

Disclosures: No Disclosures

Finance Available: Cash Sale,Conventional,FHA,VA

Legal: BLOCK 4, LOT 10

Master Planned Community YN: 1

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

Disposal: 1

Range Type: Gas Cooktop

DOM: 4

Courtesy of

List Office Name: Westin Homes

