



\$240,270.00

2113 CEDAR WAY DR, CONROE, TX 77301, USA

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



The Mitchell floorplan – Same plan as our Model Home, but now with an even LARGER Kitchen!!!! Open floorplan from front door to back door with 9ft ceilings. Perfect for entertaining! Kitchen features 42" White cabinets, Granite counter tops, and stainless appliances. Primary Bath has oversized walk-in shower. Low low 2.77% tax rate before Homestead.

Rooms & Units Description



Property title: 1826 Brushy Cedar Conroe Texas 77301

Room Count: 5

Bed Room Description: Primary Bed - 1st Floor,Primary Bed - 2nd Floor

Photo Count: 7

HOA Mandatory: 1

Additional School: BOZMAN INTERMEDIATE SCHOOL

Original List Price: 240270.00

Green Certification: Energy Star Qualified Home

Property Details

Parcel Number: NA

Style: Traditional

Builder Name: Rausch Coleman Homes

Acres Description: 0 Up To 1/4 Acre

New Construction: 1

Stories: 1

Restrictions: Deed Restrictions, Deed Restrictions

Lot Description: Subdivision Lot

List Type: Exclusive Agency to Sell/Lease

Price Sq Ft List: 175.00

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under Construction

Floors: Carpet,Tile

Utility District: 1

Property Features

Exterior: Back Yard,Back Yard Fenced,Covered Patio/Deck

Roof: Composition

Garage Desc: Attached Garage

Heat System: Central Gas

Energy: Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,HVAC>13 SEER,Insulated Doors

Oven Type: Freestanding Oven

Water Sewer: Water District

Microwave: 1

Interior: Fire/Smoke Alarm

Foundation: Slab

No Of Garage Cap: 2

Cool System: Central Electric

Kitchen Desc: Breakfast Bar,Kitchen open to Family Room,Pantry

Dishwasher: 1

Countertops: Granite

Siding: Brick,Cement Board



Fees & Taxes

Tax Rate: 2.7

Basics

Baths Full: 2
Completion Date: 2023-10-25
Year Built Src: Builder

Location Details

Area: 19
School District: 11 - Conroe
School Elementary: RUNYAN ELEMENTARY SCHOOL
School High: CONROE HIGH SCHOOL
Geo Market Area: Conroe Southeast
Zip: 77301
County Or Parish: Montgomery
Directions: I-45 North. Exit Gladstell Rd and turn right. Left on Porter Rd. Right on Avenue M. Left on Cedar Way Dr.
School Middle: STOCKTON JUNIOR HIGH SCHOOL
Subdivision: Hidden Creek Preserve
State: Texas
City: Conroe

Miscellaneous

Annual Maint Desc: Mandatory
Connections: Electric Dryer Connections,Washer Connections
Disposal: 1
Range Type: Gas Range
DOM: 57
Realist Block: Deed Restrictions
Disclosures: No Disclosures
Finance Available: Cash Sale,Conventional,FHA,VA
Legal: Lot 7 - Block 2 - Section 2





Courtesy of

List Office Name: Turner Mangum,LLC

