



**\$395,000.00**

**21427 TIMBER LODGE LN, PORTER, TX  
77365, USA**

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



This fantastic 1.5 story home is situated on an oversized lot on a culdesac & conveniently located within minutes of HWY 99 for easy access to The Woodlands, IAH & popular amenities! Through the leaded glass door, you are greeted by an open floorplan, split bedrooms, and easy-care tile flooring. The living room features a [...]

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## **Rooms & Units Description**



**Property title:** 21427 Timber Lodge Porter Texas 77365

**Room Description:** Breakfast Room,Family Room,Formal Dining,Gameroom Up,Kitchen/Dining Combo,Living Area - 1st Floor,Living/Dining Combo,Utility Room in House

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

**Photo Count:** 45

**Original List Price:** 395000.00

**Room Count:** 9

**Bed Room Description:** 1 Bedroom Up,En-Suite Bath,Primary Bed - 1st Floor,Split Plan

**Master Planned Community:** Valley Ranch

**HOA Mandatory:** 1

**Key Map:** 256W

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## Property Details

**Parcel Number:** 9412-00-01800

**Style:** Traditional

**Price Sq Ft List:** 131.06

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

**Stories:** 2

**Lot Description:** Cul-De-Sac

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

**Acres:** 0.2707

**Dwelling Type:** Free Standing

**Restrictions:** Deed Restrictions, Deed Restrictions

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## Property Features

**Roof:** Composition

**Garage Desc:** Attached Garage

**Heat System:** Central Gas

**Fireplace Description:** Gaslog Fireplace

**Kitchen Desc:** Breakfast Bar,Island w/o Cooktop,Kitchen open to Family Room,Pantry

**Dishwasher:** 1

**Countertops:** Granite

**Siding:** Brick,Cement Board

**Foundation:** Slab

**No Of Garage Cap:** 2

**Cool System:** Central Electric

**Fireplaces Number:** 1

**Oven Type:** Freestanding Oven

**Water Sewer:** Water District

**Microwave:** 1

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## Fees & Taxes



**Tax Rate:** 3.1675  
**Tax Year:** 2022  
**Fee Other Amount:** 250

**Tax Amount:** 9673  
**Fee Other:** 1

**Basics**

**Baths Full:** 3  
**Year Built Src:** Appraisal District  
**Baths Half:** 1

**Location Details**

<b>Area:</b> 40	<b>County Or Parish:</b> Montgomery
<b>School District:</b> 39 - New Caney	<b>Directions:</b> Head southeast on TX-99 Take the I-69 S exit Turn right onto Valley Ranch Pkwy Turn left onto Valley Ranch Bend Turn left onto Morning Point Ln Turn right onto Timber Lodge Ln. House is on the left.
<b>School Elementary:</b> VALLEY RANCH ELEMENTARY SCHOOL (NEW CANEY)	<b>School Middle:</b> NEW CANEY MIDDLE SCHOOL
<b>School High:</b> NEW CANEY HIGH SCHOOL	<b>Subdivision:</b> Valley Ranch
<b>Geo Market Area:</b> Porter/New Caney West	<b>State:</b> Texas
<b>Zip:</b> 77365	<b>City:</b> Porter

**Miscellaneous**

<b>Annual Maint Desc:</b> Mandatory	<b>Master Planned Community YN:</b> 1
<b>Realist Block:</b> Deed Restrictions	<b>Disclosures:</b> Sellers Disclosure
<b>Disposal:</b> 1	<b>Exemptions:</b> Homestead,,,,,,,,,,
<b>Finance Available:</b> Cash Sale,Conventional,FHA,VA	<b>Range Type:</b> Gas Cooktop
<b>Legal:</b> S941200 - VALLEY RANCH 01, BLOCK 2, LOT 6	<b>DOM:</b> 103





# Courtesy of

List Office Name: CB&A, Realtors

