



\$749,899.00

**2200 SPRING VALLEY DR, FRIENDSWOOD, TX
77546, USA**

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



MLS#42146043 REPRESENTATIVE PHOTOS ADDED! Built by Taylor Morrison, November Completion – The beautiful Sapphire plan with five bedrooms, four and a half baths, media room, game room, and two-car garage is the perfect home with a wow factor and tons of space! Into the heart of the home, the two-story gathering room flows seamlessly into [...]

Rooms & Units Description



Property title: 2204 Spring Valley Friendswood Texas 77546

Room Count: 14

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

Bed Room Description: 1 Bedroom Down - Not Primary BR,En-Suite Bath,Primary Bed - 1st Floor,Walk-In Closet

Master Bath Desc: Primary Bath: Double Sinks,Primary Bath: Separate Shower,Primary Bath: Soaking Tub

Photo Count: 37

HOA Mandatory: 1

Additional School: WINDSONG INTERMEDIATE SCHOOL

Original List Price: 788636.00

Property Details

Parcel Number: 1254-0102-0014-000

Lot Dimention: 70x136

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 209.12

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under Construction

Floors: Carpet,Tile,Wood

Restrictions: Deed Restrictions, Deed Restrictions

Lot Description: Cul-De-Sac,Subdivision Lot

Style: Contemporary/Modern

Builder Name: Taylor Morrison

Acres Desciption: 1/4 Up to 1/2 Acre

New Construction: 1

Stories: 2

Ownership: Full Ownership

Utility District: 1

Property Features



Exterior: Covered Patio/Deck,Partially Fenced,Sprinkler System,Storm Shutters	Interior: Formal Entry/Foyer,High Ceiling,Prewired for Alarm System
Roof: Composition	Foundation: Slab
Garage Desc: Attached Garage	No Of Garage Cap: 3
Heat System: Central Gas	Cool System: Central Electric
Pool Area: 1	Fireplace Description: Gaslog Fireplace
Fireplaces Number: 1	Energy: Ceiling Fans,Digital Program Thermostat,Energy Star/CFL/LED Lights,HVAC>13 SEER,Insulation - Spray- Foam,Storm Windows,Tankless/On-Demand H2O Heater
Kitchen Desc: Island w/o Cooktop,Pantry	Oven Type: Single Oven
Dishwasher: 1	Water Sewer: Public Sewer,Public Water,Water District
Countertops: Quartz	Microwave: 1
Siding: Brick,Other,Stucco	

Fees & Taxes

Tax Rate: 2.2	Maint Fee Includes: Limited Access Gates,Recreational Facilities
Other Mandatory Fee: capitalization fee	Fee Other: 1
Fee Other Amount: 1800	

Basics

Baths Full: 4	Baths Half: 1
Year Built Src: Builder	Price Change Timestamp: 2023-07-28T18:07:55.013
Completion Date: 2023-11-30	

Location Details



Area: 33	County Or Parish: Galveston
School District: 20 - Friendswood	Directions: Take Interstate 45 South: Take exit #25 and make a right on FM 528 W heading towards Friendswood. When you reach FM 518 (about four miles from I-45) continue straight approximately one mile and make a left on Friendswood Lakes Blvd and a right on Avalon Boulevard. Model is located at 1694 Sherwood Glen Drive, Friendswood, TX.
School Elementary: CLINE ELEMENTARY SCHOOL	School Middle: FRIENDSWOOD JUNIOR HIGH SCHOOL
School High: FRIENDSWOOD HIGH SCHOOL	Subdivision: Avalon at Friendswood 60's
Geo Market Area: Friendswood	State: Texas
Zip: 77546	City: Friendswood

Miscellaneous

Annual Maint Desc: Mandatory	Realist Block: Deed Restrictions
Connections: Electric Dryer Connections,Gas Dryer Connections,Washer Connections	Disclosures: Mud
Disposal: 1	Exemptions: Homestead
Finance Available: Cash Sale,Conventional,FHA,VA	Range Type: Gas Range
Legal: LOT 14 BLK 2 AVALON AT FRIENDSWOOD SEC 1 (2022) ABST 69	DOM: 61

Courtesy of

List Office Name: Alexander Properties

