



\$224,458.00

22564 CORMORANT CT, SPLENDORA, TX 77372, USA

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



Love where you live in Townsend Reserve in Splendora, TX. The Aspen floorplan is a charming 1-story home featuring 3 bedrooms, 2 bathrooms, and a 2-car garage! The gourmet kitchen is sure to please with 42" cabinets, granite countertops, and stainless-steel appliances! Retreat to the Owner's Suite featuring a garden tub with shower combo and [...]

Rooms & Units Description

Property title: 22564 Cormorant Splendora
Texas 77372

Room Description: 1 Living Area, Family
Room, Utility Room in House

Photo Count: 13

Original List Price: 224458.00

Room Count: 5

Bed Room Description: All Bedrooms
Down, Primary Bed - 1st Floor

HOA Mandatory: 1

Green Certification: Environments for
Living, Home Energy Rating/HERS



Property Details

Parcel Number: NA	Lot Description: Subdivision Lot
Style: Traditional	List Type: Exclusive Right to Sell/Lease
Builder Name: Legend Homes	Price Sq Ft List: 158.07
Acres Description: 0 Up To 1/4 Acre	Dwelling Type: Free Standing
New Construction: 1	New Construction Desc: To Be Built/Under Construction
Stories: 1	Floors: Carpet,Vinyl Plank
Ownership: Full Ownership	Restrictions: Deed Restrictions, Deed Restrictions
Utility District: 1	

Property Features

Exterior: Back Yard,Back Yard Fenced	Interior: Fire/Smoke Alarm,High Ceiling
Roof: Composition	Foundation: Slab
Garage Carport: Double-Wide Driveway	Garage Desc: Attached Garage
No Of Garage Cap: 2	Heat System: Central Gas
Cool System: Central Electric	Pool Area: 1
Energy: Attic Vents,Digital Program Thermostat,High-Efficiency HVAC,HVAC>13 SEER,Insulated/Low-E windows,Insulation - Batt,Insulation - Blown Fiberglass,Radiant Attic Barrier	Kitchen Desc: Breakfast Bar,Pantry
Oven Type: Electric Oven	Dishwasher: 1
Water Sewer: Public Sewer,Public Water,Water District	Countertops: Granite
Microwave: 1	Siding: Cement Board

Fees & Taxes

Tax Rate: 3.51	Tax Year: 2023
Other Mandatory Fee: CAP FEE	Fee Other: 1
Fee Other Amount: 275	



Basics

Baths Full: 2

Year Built Src: Builder

Completion Date: 2023-08-30

Location Details

Area: 40

School District: 47 - Splendora

School Elementary: PINEY WOODS
ELEMENTARY SCHOOL

School High: SPLENDORA HIGH
SCHOOL

Geo Market Area: Cleveland Area

Zip: 77372

County Or Parish: Montgomery

Directions: Get on I-45 N, Continue on I-45 N. Take I-69/US-59 N to US-59 BUS N in Splendora. Take exit 165 from I-69/US-59 N, Take FM 2090 W to Townsend Reserve Blvd

School Middle: SPLENDORA JUNIOR HIGH

Subdivision: Townsend Reserve

State: Texas

City: Splendora

Miscellaneous

Annual Maint Desc: Mandatory

Connections: Electric Dryer
Connections,Washer Connections

Disposal: 1

Range Type: Gas Range

Legal Subdivision: Townsend Reserve

Realist Block: Deed Restrictions

Disclosures: Mud

Finance Available: Cash
Sale,Conventional,FHA,VA

Legal: Lot 5 Block 3

DOM: 3

Courtesy of

List Office Name: Legend Home Corporation

