



**22721 SONORA DR, PORTER, TX 77365, USA**

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



This magnificent custom home nestled on 4+ acres land. Featuring private automatic call double gates access. A massive iron & glass double doors that opens to a welcoming foyer w/soaring ceilings & curved staircase, dome ceiling w/custom beautiful chandelier. Formal living & formal dining great for entertaining all your special guests. The chef kitchen features [...]

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## Rooms & Units Description



**Property title:** 22721 Sonora Porter Texas 77365

**Room Description:** Breakfast Room,Family Room,Formal Dining,Formal Living,Gameroom Up,Guest Suite,Home Office/Study,Utility Room in House

**Master Bath Desc:** Half Bath,Hollywood Bath,Primary Bath: Double Sinks,Primary Bath: Jetted Tub,Primary Bath: Separate Shower,Secondary Bath(s): Double Sinks,Secondary Bath(s): Separate Shower

**HOA Mandatory:** 1

**Key Map:** 255X

**Room Count:** 15

**Bed Room Description:** 2 Primary Bedrooms,Primary Bed - 1st Floor,Walk-In Closet

**Photo Count:** 50

**Original List Price:** 2149999.00

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## Property Details

**Parcel Number:** 8349-05-02100

**Style:** French,Mediterranean,Traditional

**Price Sq Ft List:** 317.48

**Acres Description:** 2 Up to 5 Acres

**Stories:** 2

**Ownership:** Full Ownership

**Lot Description:** Cleared,Subdivision Lot,Water View,Waterfront,Wooded

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

**Acres:** 4.23

**Dwelling Type:** Free Standing

**Floors:** Carpet,Stone,Tile,Wood

**Restrictions:** Deed Restrictions,Horses Allowed,Restricted, Deed Restrictions,Horses Allowed,Restricted

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## Property Features



**Exterior:** Back Green Space,Back Yard,Balcony,Controlled Subdivision Access,Covered Patio/Deck,Outdoor Fireplace,Outdoor Kitchen,Spa/Hot Tub

**Roof:** Tile

**Garage Carport:** Auto Driveway Gate,Auto Garage Door Opener,Circle Driveway,Double-Wide Driveway,Driveway Gate

**No Of Garage Cap:** 4

**Cool System:** Central Electric

**Fireplace Description:** Gaslog Fireplace

**Energy:** Attic Vents,Ceiling Fans,High-Efficiency HVAC,Insulated/Low-E windows

**Oven Type:** Convection Oven,Double Oven,Gas Oven

**Water Sewer:** Aerobic,Public Water,Septic Tank

**Siding:** Stucco

**Interior:** Crown Molding,Drapes/Curtains/Window Cover,Dry Bar,Elevator,Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling,Prewired for Alarm System,Spa/Hot Tub

**Foundation:** Slab

**Garage Desc:** Attached Garage,Oversized Garage

**Heat System:** Central Electric

**Pool Private:** 1, In Ground

**Fireplaces Number:** 3

**Kitchen Desc:** Breakfast Bar,Island w/o Cooktop,Kitchen open to Family Room,Pot Filler,Pots/Pans Drawers,Second Sink,Soft Closing Drawers,Under Cabinet Lighting,Walk-in Pantry

**Dishwasher:** 1

**Microwave:** 1

**Water Amenity:** Pond, Pond

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## Fees & Taxes

**Tax Rate:** 2.1331

**Other Mandatory Fee:** Transfer

**Fee Other Amount:** 300

**Tax Year:** 2022

**Fee Other:** 1

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## Basics

**Baths Full:** 4

**Year Built Src:** Seller

**Baths Half:** 1

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## Location Details



**Area:** 40

**School District:** 39 - New Caney

**School Elementary:** SORTERS MILL  
ELEMENTARY SCHOOL

**School High:** PORTER HIGH SCHOOL  
(NEW CANEY)

**Geo Market Area:** Porter/New Caney  
West

**Zip:** 77365

**County Or Parish:** Montgomery

**Directions:** From Hwy 59, travel northwest on FM1314 to Riverwalk Dr. Turn left on Riverwalk, right on Tigris Dr. left on Mersey Dr. right on Wabash Dr. right on Humaya Dr. and left on Sonora Dr. Home on the right.

**School Middle:** WHITE OAK MIDDLE SCHOOL (NEW CANEY)

**Subdivision:** Riverwalk

**State:** Texas

**City:** Porter

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## Miscellaneous

**Annual Maint Desc:** Mandatory

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

**Disposal:** 1

**Range Type:** Gas Range

**Legal Subdivision:** RIVERWALK  
**DOM:** 204

**Realist Block:** Deed Restrictions, Horses  
Allowed, Restricted

**Disclosures:** Sellers Disclosure

**Finance Available:** Cash Sale, Conventional, FHA, VA

**Legal:** S834905 - RIVERWALK 05, BLOCK 2, LOT 7,  
ACRES 1 & A0438 - Ro

**Access:** Automatic Gate, Driveway Gate, Intercom

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## Courtesy of

**List Office Name:** The Listing Pros Team

