



**\$299,900.00**

## **2301 TARRYTOWN CROSSING DR, CONROE, TX 77304, USA**

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



Beautifully updated 1-story home in highly desired Teas Lakes! Sellers made more than \$23,000 in upgrades. Plenty of room including 3 bedrooms, 2 full bathrooms, formal dining, and a study/office off of the primary bedroom! Flooring includes newly added vinyl plank flooring, carpet, wood and tile. Kitchen was updated with granite countertops and new electric [...]

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### **Rooms & Units Description**



**Property title:** 2301 Tarrytown Crossing Conroe Texas 77304

**Room Description:** Breakfast Room,Family Room,Home Office/Study,Living Area - 1st Floor

**Master Bath Desc:** Primary Bath: Double Sinks,Primary Bath: Separate Shower

**Open House Public Count:** 1

**HOA Mandatory:** 1

**Key Map:** 126Z

**Room Count:** 7

**Bed Room Description:** All Bedrooms Down

**Open House Public Upcoming:** Public: Sat Aug 26, 11:00AM-2:00PM

**Photo Count:** 27

**Original List Price:** 309900.00

**Vac Rental:** Not Allowed

## Property Details

**Parcel Number:** 9223-04-00100

**Style:** Traditional

**Price Sq Ft List:** 145.94

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

**Stories:** 1

**Ownership:** Full Ownership

**Utility District:** 1

**Lot Description:** Corner

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

**Acres:** 0.1787

**Dwelling Type:** Free Standing

**Floors:** Carpet,Tile,Vinyl Plank

**Restrictions:** Deed Restrictions, Deed Restrictions

## Property Features

**Exterior:** Back Yard,Back Yard Fenced,Patio/Deck,Spa/Hot Tub

**Roof:** Composition

**Garage Desc:** Attached Garage

**Heat System:** Central Gas

**Fireplace Description:** Gaslog Fireplace

**Energy:** Ceiling Fans

**Oven Type:** Electric Oven

**Water Sewer:** Public Sewer,Water District

**Microwave:** 1

**Interior:** Alarm System - Owned

**Foundation:** Slab

**No Of Garage Cap:** 2

**Cool System:** Central Electric

**Fireplaces Number:** 1

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

**Dishwasher:** 1

**Countertops:** granite

**Siding:** Brick



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# Fees & Taxes

<b>Tax Rate:</b> 2.114	<b>Tax Amount:</b> 4838
<b>Tax Year:</b> 2022	<b>Maint Fee Includes:</b> Recreational Facilities
<b>Other Mandatory Fee:</b> Transfer	<b>Fee Other:</b> 1
<b>Fee Other Amount:</b> 150	

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# Basics

<b>Baths Full:</b> 2	<b>Year Built Src:</b> Appraisal District
<b>Price Change Timestamp:</b> 2023-08-22T19:36:30.113	

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# Location Details

<b>Area:</b> 39	<b>County Or Parish:</b> Montgomery
<b>School District:</b> 56 - Willis	<b>Directions:</b> From I-45 exit League Line Road. Head west on League Line. Right on Teas Lakes Blvd. Left on Nicholas Crossing. Right on Board Crossing. Straight to Tarrytown Crossing. Home is on the left on the corner of Tarrytown and Board Crossing.
<b>School Elementary:</b> LAGWAY ELEMENTARY SCHOOL	<b>School Middle:</b> ROBERT P. BRABHAM MIDDLE SCHOOL
<b>School High:</b> WILLIS HIGH SCHOOL	<b>Subdivision:</b> Teas Lakes 04
<b>Geo Market Area:</b> Lake Conroe Area	<b>State:</b> Texas
<b>Zip:</b> 77304	<b>City:</b> Conroe

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# Miscellaneous



**Annual Maint Desc:** Mandatory

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

**Disposal:** 1

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

**Legal:** S922304 - TEAS LAKES 04, BLOCK 1, LOT 1

**Realist Block:** Deed Restrictions

**Disclosures:** Mud,Sellers Disclosure

**Exemptions:** Homestead,,,,,,,,,

**Range Type:** Electric Cooktop

**DOM:** 15

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## Courtesy of

**List Office Name:** RE/MAX The Woodlands & Spring

