



**\$419,990.00**

## **834 SPRUCE PINE DR, WILLIS, TX 77318, USA**

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



Love where you live at The Woodlands Hills in Willis, TX! The Oleander plan has 4 bedrooms, 3 full baths, home office with an open floor plan. The kitchen is big and bright with quartz countertops, linen cabinets, and designer kitchen features! The Owner's bath has a large walk-in shower with ceramic tile flooring and [...]

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### **Rooms & Units Description**



**Property title:** 235 Butterfly Orchid Willis Texas 77318

**Room Description:** Family Room,Home Office/Study,Utility Room in House

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

**Photo Count:** 16

**Original List Price:** 465887.00

**Room Count:** 7

**Bed Room Description:** Walk-In Closet

**Master Planned Community:** The Woodlands Hills

**HOA Mandatory:** 1

**Green Certification:** Home Energy Rating/HERS

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## Property Details

**Parcel Number:** NA

**Lot Dimention:** 55x122

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

**Price Sq Ft List:** 187.83

**Dwelling Type:** Free Standing

**New Construction Desc:** To Be Built/Under Construction

**Floors:** Carpet,Tile,Wood

**Utility District:** 1

**Lot Description:** Subdivision Lot

**Style:** Contemporary/Modern,Traditional

**Builder Name:** Brightland Homes

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

**New Construction:** 1

**Stories:** 1

**Restrictions:** Deed Restrictions, Deed Restrictions

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## Property Features



**Exterior:** Back Yard Fenced,Covered  
Patio/Deck,Sprinkler System

**Roof:** Composition

**Garage Carport:** Auto Garage Door Opener

**No Of Garage Cap:** 2

**Cool System:** Central Electric

**Energy:** Attic Vents,Ceiling Fans,Digital Program  
Thermostat,Energy Star Appliances,Energy  
Star/CFL/LED Lights,High-Efficiency HVAC,HVAC>13  
SEER,Insulated Doors,Insulated/Low-E  
windows,Insulation - Batt,Insulation - Blown Fiberglass

**Oven Type:** Gas Oven

**Water Sewer:** Water District

**Microwave:** 1

**Interior:** Fire/Smoke Alarm,High  
Ceiling

**Foundation:** Slab

**Garage Desc:** Attached Garage

**Heat System:** Central Gas

**Pool Area:** 1

**Kitchen Desc:** Island w/o  
Cooktop,Kitchen open to Family  
Room,Walk-in Pantry

**Dishwasher:** 1

**Countertops:** Quartz

**Siding:** Brick,Cement  
Board,Stone,Stucco

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## Fees & Taxes

**Tax Rate:** 3.21

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## Basics

**Baths Full:** 3

**Price Change Timestamp:** 2023-06-19T17:31:54.250

**Year Built Src:** Builder

**Completion Date:** 2023-07-31

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## Location Details



**Area:** 39

**School District:** 56 - Willis

**School Elementary:** W. LLOYD MEADOR ELEMENTARY SCHOOL

**School High:** WILLIS HIGH SCHOOL

**Geo Market Area:** Lake Conroe Area

**Zip:** 77318

**County Or Parish:** Montgomery

**Directions:** Take I-45 to exit 92 and proceed west on FM 830 for approximately one mile. The entrance to The Woodlands Hills will be on your right, just past Meador Elementary. Right into The Woodlands Hills on Teralyn Woods Parkway. Then turn left on N. Teralyn Hills Drive. For model home one, turn right at the second Founders Grove Loop road. The Gehan Homes model is on the left. For model home two, turn left on Teralyn Grove Loop. The Gehan Homes model is the 4th home on the right.

**School Middle:** ROBERT P. BRABHAM MIDDLE SCHOOL

**Subdivision:** The Woodlands Hills

**State:** Texas

**City:** Willis

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions

**Disclosures:** Mud

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

**Legal:** Lot 25 Block 1

**DOM:** 107

**Master Planned Community YN:** 1

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

**Disposal:** 1

**Range Type:** Gas Cooktop

**Legal Subdivision:** The Woodlands Hills

## Courtesy of

**List Office Name:** Gehan Homes Brokerage, LLC

