



\$474,959.00

## V5HW+FR CYPRESS, TX, USA

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NEW CONSTRUCTION IN KATY ISD. With 4 bedrooms and 3.5 baths, this Rutgers plan has a dramatic two-story great room awash in natural light from high windows. You'll find the primary bedroom and study downstairs plus 3 additional bedrooms upstairs. The primary bedroom features a huge closet that connects to the utility room. Special features [...]

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## Rooms & Units Description



**Property title:** 24711 Lobelia Garden Katy Texas 77493

**Room Description:** Home Office/Study

**Master Bath Desc:** Half Bath,Primary Bath: Double Sinks

**Photo Count:** 9

**Original List Price:** 487138.00

**Room Count:** 5

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

**Master Planned Community:** Elyson

**HOA Mandatory:** 1

**Green Certification:** Energy Star Qualified Home

## Property Details

**Parcel Number:** NA

**Style:** Traditional

**Builder Name:** Brookfield

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

**New Construction:** 1

**Stories:** 2

**Restrictions:** Deed Restrictions, Deed Restrictions

**Lot Description:** Subdivision Lot

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

**Price Sq Ft List:** 196.18

**Dwelling Type:** Free Standing

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

**Floors:** Carpet,Tile

**Utility District:** 1

## Property Features



**Exterior:** Back Yard,Back Yard  
Fenced,Covered Patio/Deck,Subdivision Tennis Court

**Roof:** Composition

**Garage Desc:** Attached Garage

**Heat System:** Central Gas

**Pool Area:** 1

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

**Dishwasher:** 1

**Countertops:** Quartz

**Siding:** Brick,Stucco

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

**Foundation:** Slab

**No Of Garage Cap:** 2

**Cool System:** Central Electric

**Energy:** Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,High-Efficiency HVAC

**Oven Type:** Gas Oven

**Water Sewer:** Water District

**Microwave:** 1

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## Fees & Taxes

**Tax Rate:** 3.39

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## Basics

**Baths Full:** 3

**Baths Half:** 1

**Year Built Src:** Builder

**Price Change Timestamp:** 2023-08-16T13:46:11.010

**Completion Date:** 2023-09-30

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## Location Details



**Area:** 25

**School District:** 30 - Katy

**School Elementary:**  
YOUNGBLOOD ELEMENTARY SCHOOL

**School High:** PAETOW HIGH SCHOOL

**Geo Market Area:** Katy - Old Towne

**Zip:** 77493

**County Or Parish:** Harris

**Directions:** From 99 Grand Parkway take the FM 529 exit and head West. Turn right on Elyson Village Parkway, left at stop sign on Sundown Prairie Drive, then 1st left at Buckeye Bush Blvd, at stop sign turn right onto Fluttering Dove Lane and then immediate right on Swinging Oak Circle. Model will be left on the cul-de-sac at 7215 Swinging Oak Circle.

**School Middle:** STOCKDICK JUNIOR HIGH SCHOOL

**Subdivision:** Elyson

**State:** Texas

**City:** Katy

Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions

**Disclosures:** No Disclosures

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

**Legal:** 11246

**DOM:** 25

**Master Planned Community YN:** 1

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

**Disposal:** 1

**Range Type:** Gas Range

**Legal Subdivision:** Elyson

Courtesy of

**List Office Name:** Brookfield Residential

