



\$343,990.00

**2509 CANYON CROWN CT, CONROE, TX
77304, USA**

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



Gorgeous one story with plenty of curb appeal! Vinyl plank flooring thru-out, carpet in bedrooms, tile in master bath. Open floor plan from the entry, to the gorgeous kitchen w/white Kent Moore cabinets, designer backsplash, granite countertops, stainless appliances with a large island that overlooks the spacious family room! Kitchen has a large pantry and [...]

Rooms & Units Description



Property title: 2509 Canyon Crown Court Conroe
Texas 77304

Room Description: Family Room,Utility Room in House

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

HOA Mandatory: 1

Original List Price: 363990.00

Room Count: 9

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

Photo Count: 22

Additional School: CRYAR INTERMEDIATE SCHOOL

Property Details

Parcel Number: 3278-04-05500

Style: Traditional

Builder Name: Kendall Homes

Acres: 0.147475

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under Construction

Floors: Carpet,Tile,Vinyl Plank

Lot Description: Subdivision Lot

List Type: Exclusive Agency to Sell/Lease

Price Sq Ft List: 174.79

Acres Description: 0 Up To 1/4 Acre

New Construction: 1

Stories: 1

Restrictions: Deed Restrictions, Deed Restrictions

Property Features



Exterior: Covered Patio/Deck	Interior: Crown Molding,Fire/Smoke Alarm,High Ceiling
Roof: Composition	Foundation: Slab
Garage Desc: Attached Garage	No Of Garage Cap: 2
Heat System: Central Gas	Cool System: Central Electric
Energy: Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,High-Efficiency HVAC,Insulated/Low-E windows,Radiant Attic Barrier	Kitchen Desc: Breakfast Bar,Kitchen open to Family Room,Walk-in Pantry
Oven Type: Gas Oven	Dishwasher: 1
Water Sewer: Public Sewer,Public Water	Countertops: Granite
Microwave: 1	Siding: Brick,Cement Board

Fees & Taxes

Tax Rate: 2.074	Fee Other: 1
Fee Other Amount: 150	

Basics

Baths Full: 2	Year Built Src: Builder
Price Change Timestamp: 2023-07-17T15:57:01.790	Completion Date: 2023-03-30

Location Details

Area: 19	County Or Parish: Montgomery
School District: 11 - Conroe	Directions: Exit from I-45 to N. Loop 336 West, turn right on Longmire Road to left into Canyon Creek. Model Home Located at 2502 HOLLY LAUREL
School Elementary: GIESINGER ELEMENTARY SCHOOL	School Middle: PEET JUNIOR HIGH SCHOOL
School High: CONROE HIGH SCHOOL	Subdivision: Canyon Creek
Geo Market Area: Lake Conroe Area	State: Texas
Zip: 77304	City: Conroe



Miscellaneous

Annual Maint Desc: Mandatory

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

Finance Available: Cash Sale,Conventional,FHA,VA

Legal: S327804 - Canyon Creek 04, BLOCK 3, Lot 4

DOM: 130

Realist Block: Deed Restrictions

Disclosures: No Disclosures

Range Type: Gas Range

Legal Subdivision: Canyon Creek

Courtesy of

List Office Name: RE/MAX Grand

