



\$905,600.00

## 251 PINEROCK LN, MONTGOMERY, TX 77356, USA

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



Oversized everything! Amazing curb appeal. Builder puts in all the extras. Stately entryway leads you to a large family room and gourmet kitchen. 10' x 5' island for all your food prep and entertaining. Large walk in pantry can accommodate your food with plenty of space for all your extra serving dishes. Study wing could [...]

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### Rooms & Units Description



**Property title:** 251 Pinerock Montgomery Texas 77356

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

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

**Master Planned Community:** Bentwater

**Subdivision Lake Access YN:** 1

**Original List Price:** 905600.00

**Room Count:** 11

**Beds Max:** 4

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

**Photo Count:** 47

**HOA Mandatory:** 1

**Key Map:** 124E

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## Property Details

**Parcel Number:** 2615-47-01400

**Style:** Traditional

**Builder Name:** MR Olson Homes

**Acres:** 0.764945

**Dwelling Type:** Free Standing

**Floors:** Carpet,Tile,Wood

**Utility District:** 1

**Lot Description:** Corner,Cul-De-Sac,In Golf Course Community,Wooded

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

**Price Sq Ft List:** 249.41

**Acres Description:** 1/2 Up to 1 Acre

**Stories:** 2

**Restrictions:** Deed Restrictions, Deed Restrictions

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## Property Features



**Exterior:** Back Yard Fenced,Controlled Subdivision Access,Side Yard,Sprinkler System,Subdivision Tennis Court

**Roof:** Composition

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

**No Of Garage Cap:** 3

**Cool System:** Central Electric

**Fireplace Description:** Gaslog Fireplace

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

**Oven Type:** Double Oven

**Water Sewer:** Water District

**Microwave:** 1

**Siding:** Stone,Stucco

**Interior:** Crown Molding,Disabled Access,Drapes/Curtains/Window Cover,Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling,Wired for Sound

**Foundation:** Slab

**Garage Desc:** Attached Garage

**Heat System:** Central Gas

**Pool Area:** 1

**Fireplaces Number:** 1

**Kitchen Desc:** Breakfast Bar,Butler Pantry,Island w/o Cooktop,Kitchen open to Family Room,Pantry,Soft Closing Cabinets,Soft Closing Drawers,Under Cabinet Lighting,Walk-in Pantry

**Dishwasher:** 1

**Countertops:** Granite

**Golf Course:** Bentwater Country Club

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## Fees & Taxes

**Tax Rate:** 2.3331

**Tax Year:** 2018

**Tax Amount:** 2032

**Maint Fee Includes:** Limited Access Gates

**Other Mandatory Fee:** Social Monthly Dues/POA TF **Fee Other:** 1

**Fee Other Amount:** \$199/713

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## Basics

**Baths Full:** 3

**Baths Half:** 1

**Year Built Src:** Appraisal District

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## Location Details



**Area:** 39

**School District:** 37 - Montgomery

**School Elementary:** LINCOLN ELEMENTARY SCHOOL (MONTGOMERY)

**School High:** MONTGOMERY HIGH SCHOOL

**Geo Market Area:** Lake Conroe Area

**Zip:** 77356

**County Or Parish:** Montgomery

**Directions:** I45N, exit #94 at FM 1097. Go west about 9 miles. Left on Bentwood (2nd entrance into Bentwater). Right on Bentwater Dr. Right on West Pines, follow around past 2 curves, home on right on corner.

**School Middle:** MONTGOMERY JUNIOR HIGH SCHOOL

**Subdivision:** Bentwater

**State:** Texas

**City:** Montgomery

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions

**Disclosures:** Mud,Sellers Disclosure

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

**Legal:** BENTWATER 47, BLOCK 2, LOT 1

**Access:** Manned Gate

**Master Planned Community YN:** 1

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

**Disposal:** 1

**Range Type:** Gas Range

**Legal Subdivision:** BENTWATER

**DOM:** 4

## Courtesy of

**List Office Name:** RE/MAX Integrity II

