

**254 CHARIOT LN, NEW CANEY, TX 77357,  
USA**

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

Gorgeous 4 bedroom 3 and a half baths in Roman Forrest. This home has all the upgrades with granite in all bathrooms and kitchen. Energy efficient fixtures and the home can withstand Category 5 type Hurricane winds. Gorgeous steel double doored entry brings an elegant look to this beautiful home. Gourmet kitchen with a glass [...]

\$425,000.00



**Rooms & Units Description**



**Property title:** 254 Chariot New Caney Texas 77357

**Room Description:** 1 Living Area,Family Room,Guest Suite w/Kitchen,Kitchen/Dining Combo,Utility Room in House

**Master Bath Desc:** Disabled Access,Half Bath,Primary Bath: Double Sinks,Primary Bath: Jetted Tub,Primary Bath: Separate Shower,Secondary Bath(s): Tub/Shower Combo,Vanity Area

**Original List Price:** 595600.00

**Room Count:** 5

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

**Photo Count:** 32

**Key Map:** 257G

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## Property Details

**Parcel Number:** 8397-01-02600

**Style:** Traditional

**Price Sq Ft List:** 121.43

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

**Stories:** 2

**Restrictions:** Restricted, Restricted

**Lot Description:** Corner,Subdivision Lot

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

**Acres:** 1.02

**Dwelling Type:** Free Standing

**Floors:** Carpet,Tile

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## Property Features



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|---------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------|
| <b>Exterior:</b> Back Yard                                                                                                                        | <b>Interior:</b> Disabled Access,Drapes/Curtains/Window Cover,Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling,Refrigerator Included |
| <b>Roof:</b> Aluminum                                                                                                                             | <b>Foundation:</b> Slab on Builders Pier                                                                                             |
| <b>Garage Carport:</b> Additional Parking,Double-Wide Driveway,Workshop                                                                           | <b>Garage Desc:</b> Detached Garage                                                                                                  |
| <b>No Of Garage Cap:</b> 2                                                                                                                        | <b>Heat System:</b> Central Electric                                                                                                 |
| <b>Cool System:</b> Central Electric                                                                                                              | <b>Pool Area:</b> 1                                                                                                                  |
| <b>Pool Private:</b> 1, Above Ground,In Ground                                                                                                    | <b>Fireplace Description:</b> Freestanding                                                                                           |
| <b>Fireplaces Number:</b> 1                                                                                                                       | <b>Energy:</b> Ceiling Fans,Energy Star/Reflective Roof,High-Efficiency HVAC,Storm Windows                                           |
| <b>Kitchen Desc:</b> Butler Pantry,Kitchen open to Family Room,Pantry,Pots/Pans Drawers,Soft Closing Cabinets,Soft Closing Drawers,Walk-in Pantry | <b>Oven Type:</b> Double Oven,Gas Oven                                                                                               |
| <b>Dishwasher:</b> 1                                                                                                                              | <b>Water Sewer:</b> Public Sewer,Public Water,Water District                                                                         |
| <b>Countertops:</b> Granite                                                                                                                       | <b>Microwave:</b> 1                                                                                                                  |
| <b>Siding:</b> Brick,Cement Board                                                                                                                 |                                                                                                                                      |

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## Fees & Taxes

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|-------------------------|----------------------------------------------------|
| <b>Tax Rate:</b> 2.9351 | <b>Tax Amount:</b> 5452                            |
| <b>Tax Year:</b> 2022   | <b>Maint Fee Includes:</b> Recreational Facilities |

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## Basics

|                                           |                                                        |
|-------------------------------------------|--------------------------------------------------------|
| <b>Baths Full:</b> 3                      | <b>Baths Half:</b> 1                                   |
| <b>Year Built Src:</b> Appraisal District | <b>Price Change Timestamp:</b> 2023-07-11T15:55:57.807 |

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## Location Details



**Area:** 40

**School District:** 39 - New Caney

**School Elementary:** DOGWOOD ELEMENTARY SCHOOL (NEW CANEY)

**School High:** NEW CANEY HIGH SCHOOL

**Geo Market Area:** Porter/New Caney East

**Zip:** 77357

**County Or Parish:** Montgomery

**Directions:** North bound you will exit 160 Roman Forrest BLVD. At the four ways take a right. You will go straight until you enter Roman Forest passing a gazebo/pool/park area. Take a right on Chariot Lane it is the first house on the left.

**School Middle:** KEEFER CROSSING MIDDLE SCHOOL

**Subdivision:** Roman Forest

**State:** Texas

**City:** New Caney

## Miscellaneous

**Annual Maint Desc:** No

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

**Disposal:** 1

**Finance Available:** Cash Sale,Conventional,FHA,Investor,USDA Loan,VA

**Legal:** ROMAN FOREST 01, BLOCK 1, LOT 26

**Realist Block:** Restricted

**Disclosures:** Mud,Sellers Disclosure

**Exemptions:** Homestead,,Disabled,

**Range Type:** Gas Cooktop

**DOM:** 138

## Courtesy of

**List Office Name:** JLA Realty

