



**2718 GRAND WINDS LN, HOUSTON, TX  
77084, USA**

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



Welcome to the Corner at Buffalo Pointe. Inner city living with a quiet neighborhood feel. This gated community is conveniently located with easy access to the Texas Medical Center, Houston Zoo, and Hermann Park! Never lived in – brand new construction! This home features a modern open concept and stainless steel appliances. First floor bedroom [...]

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**Rooms & Units Description**



<b>Property title:</b> 2716 Grand Fountains Houston Texas 77054	<b>Unit Number:</b> G
<b>Room Count:</b> 12	<b>Room Description:</b> Guest Suite w/Kitchen,Kitchen/Dining Combo,Living Area - 2nd Floor,Living/Dining Combo,Utility Room in House
<b>Beds Max:</b> 3	<b>Bed Room Description:</b> 1 Bedroom Down - Not Primary BR,1 Bedroom Up,Primary Bed - 3rd Floor,Walk-In Closet
<b>Master Bath Desc:</b> Half Bath,Primary Bath: Double Sinks,Primary Bath: Separate Shower,Primary Bath: Shower Only,Primary Bath: Tub/Shower Combo	<b>Open House Public Upcoming:</b> Public: Sun Jul 30, 1:00PM-5:00PM
<b>Open House Public Count:</b> 1	<b>Photo Count:</b> 24
<b>HOA Mandatory:</b> 1	<b>Original List Price:</b> 469990.00
<b>Green Certification:</b> Energy Star Qualified Home	<b>Key Map:</b> 532X
<b>Garage Dimension:</b> 19 x 21	

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## Property Details

<b>Parcel Number:</b> 145-373-001-0052	<b>Lot Description:</b> Other
<b>Style:</b> Other Style	<b>List Type:</b> Exclusive Right to Sell/Lease
<b>Builder Name:</b> CitySide Homes	<b>Price Sq Ft List:</b> 245.55
<b>Acres Description:</b> 0 Up To 1/4 Acre	<b>Dwelling Type:</b> Free Standing
<b>New Construction:</b> 1	<b>New Construction Desc:</b> To Be Built/Under Construction
<b>Stories:</b> 3	<b>Floors:</b> Carpet,Tile,Wood
<b>Ownership:</b> Full Ownership	<b>Restrictions:</b> Deed Restrictions, Deed Restrictions

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## Property Features



<b>Exterior:</b> Balcony,Covered Patio/Deck,Patio/Deck,Porch	<b>Interior:</b> Fire/Smoke Alarm,High Ceiling,Prewired for Alarm System
<b>Roof:</b> Composition	<b>Foundation:</b> Slab
<b>Garage Desc:</b> Attached Garage	<b>No Of Garage Cap:</b> 2
<b>Heat System:</b> Central Gas,Zoned	<b>Cool System:</b> Central Electric,Zoned
<b>Pool Area:</b> 1	<b>Pool Private:</b> Enclosed,Heated,In Ground
<b>Energy:</b> Digital Program Thermostat,Energy Star Appliances,Energy Star/CFL/LED Lights,HVAC>13 SEER,Insulated/Low-E windows,Insulation - Batt,Radiant Attic Barrier,Tankless/On-Demand H2O Heater	<b>Kitchen Desc:</b> Island w/o Cooktop,Kitchen open to Family Room,Pantry,Soft Closing Drawers
<b>Oven Type:</b> Gas Oven	<b>Dishwasher:</b> 1
<b>Water Sewer:</b> Public Sewer,Public Water	<b>Countertops:</b> Quartz
<b>Microwave:</b> 1	<b>Siding:</b> Cement Board

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## Fees & Taxes

<b>Maint Fee Includes:</b> Grounds,Other	<b>Other Mandatory Fee:</b> Water, Sewer, & Trash
<b>Fee Other:</b> 1	<b>Fee Other Amount:</b> 85

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## Basics

<b>Baths Full:</b> 3	<b>Baths Half:</b> 1
<b>Year Built Src:</b> Builder	<b>Completion Date:</b> 2023-09-30

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## Location Details



**Area:** 18

**School District:** 27 - Houston

**School Elementary:** SHEARN ELEMENTARY SCHOOL

**School High:** MADISON HIGH SCHOOL (HOUSTON)

**Geo Market Area:** Medical Center Area

**Zip:** 77054

**County Or Parish:** Harris

**Directions:** From 610 exit onto Buffalo Speedway and head south. Continue south for one mile. The property will be on your left. On the corner of Buffalo Speedway and Grand Fountains Drive.

**School Middle:** PERSHING MIDDLE SCHOOL

**Subdivision:** Medical Center

**State:** Texas

**City:** Houston

Miscellaneous

**Annual Maint Desc:** Mandatory

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

**Disposal:** 1

**Range Type:** Gas Range

**Legal Subdivision:** Medical Center

**Realist Block:** Deed Restrictions

**Disclosures:** No Disclosures

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

**Legal:** LT 52 BLK 1 BUFFALO LANDING

**DOM:** 100

Courtesy of

**List Office Name:** Urban Living

