



\$260,000.00

## 2811 MISTYGATE CT, CONROE, TX 77301, USA

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



Located in Ladera Trails! The beautiful two-story Hawthorn II-A floor plan from the Cottage Collection by Lennar features a classic layout that is perfect for those who need privacy. The front door leads into the open concept family room which flows seamlessly into the kitchen and dining room at the back of the home. The [...]

### Rooms & Units Description

**Property title:** 2741 Cadiz Bay Conroe Texas 77301

**Room Description:** Family Room,Kitchen/Dining Combo,Loft,Utility Room in House

**Photo Count:** 26

**Additional School:** BOZMAN INTERMEDIATE SCHOOL

**Vac Rental:** Not Allowed

**Room Count:** 9

**Bed Room Description:** Primary Bed - 1st Floor

**HOA Mandatory:** 1

**Original List Price:** 268990.00



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## Property Details

**Parcel Number:** NA

**Style:** Traditional

**Builder Name:** Lennar

**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 Right to Sell/Lease

**Price Sq Ft List:** 140.46

**Dwelling Type:** Free Standing

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

**Ownership:** Full Ownership

**Utility District:** 1

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## Property Features

**Roof:** Composition

**Garage Desc:** Attached Garage

**Heat System:** Central Gas

**Dishwasher:** 1

**Microwave:** 1

**Foundation:** Slab

**No Of Garage Cap:** 2

**Cool System:** Central Electric

**Water Sewer:** Water District

**Siding:** Brick,Cement Board

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## Fees & Taxes

**Tax Rate:** 2.79

**Other Mandatory Fee:** Transfer Fee

**Fee Other Amount:** 215

**Tax Year:** 2022

**Fee Other:** 1

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## Basics



Baths Full: 2

Year Built Src: Builder

Completion Date: 2023-12-31

Baths Half: 1

Price Change Timestamp: 2023-08-26T12:19:55.310

Location Details

Area: 19

School District: 11 - Conroe

School Elementary: RUNYAN ELEMENTARY SCHOOL

School High: CONROE HIGH SCHOOL

Geo Market Area: Conroe Southeast

Zip: 77301

County Or Parish: Montgomery

Directions: Dir: From I-45: Exit South Loop 336. Go right (East) on Loop 336. Turn left on Ladera Creek Trace, then right onto Mistygate Ct. Model is on the left at 2811 Mistygate Ct.

School Middle: STOCKTON JUNIOR HIGH SCHOOL

Subdivision: Ladera Trails

State: Texas

City: Conroe

Miscellaneous

Annual Maint Desc: Mandatory

Disclosures: Mud

Finance Available: Cash Sale,Conventional,FHA,VA

Legal Subdivision: Ladera Trails

Realist Block: Deed Restrictions

Disposal: 1

Legal: SEC 0004 BLK 004 LOT 004

Courtesy of

List Office Name: LennarVillageBldr-JaredTurner

