



\$469,900.00

**2806 GRAND FOUNTAINS DR, HOUSTON, TX
77054, USA**

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



MOTIVATED Seller! Medical Center! Welcome to inner city living with a quiet neighborhood feel. This POOL view home features a modern open concept, beautiful hardwood flooring, and stainless steel appliances. First floor bdrm is perfect for a guest suite, play room, office, or workout room. Primary includes a dual vanity, standing frameless shower, spa bath, [...]

Rooms & Units Description



Property title: 2816 Grand Fountains
Houston Texas 77054

Room Count: 13

Bed Room Description: 1 Bedroom
Down - Not Primary BR,En-Suite
Bath,Primary Bed - 3rd Floor,Walk-In
Closet

Photo Count: 48

Original List Price: 495000.00

Unit Number: G

Room Description: Kitchen/Dining Combo,Living Area
- 2nd Floor,Living/Dining Combo,Utility Room in House

Master Bath Desc: Half Bath,Primary Bath: Double
Sinks,Primary Bath: Separate Shower,Primary Bath:
Soaking Tub,Secondary Bath(s): Tub/Shower Combo

HOA Mandatory: 1

Green Certification: Energy Star Qualified Home

Property Details

Parcel Number: 139-992-001-0011

Style: Contemporary/Modern

Builder Name: CitySide Homes

Acres: 0.0338

Dwelling Type: Free Standing

Floors: Carpet,Tile,Wood

Restrictions: Deed Restrictions, Deed Restrictions

Lot Description: Subdivision Lot

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 215.35

Acres Description: 0 Up To 1/4 Acre

Stories: 3

Ownership: Full Ownership

Property Features



Exterior: Balcony,Covered Patio/Deck,Exterior Gas Connection	Interior: Alarm System - Owned,Balcony,Fire/Smoke Alarm,High Ceiling,Refrigerator Included
Roof: Composition	Foundation: Slab
Garage Desc: Attached Garage	No Of Garage Cap: 2
Heat System: Central Gas,Zoned	Cool System: Central Electric,Zoned
Pool Area: 1	Energy: Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,HVAC>13 SEER,Insulated/Low-E windows,Insulation - Batt,Radiant Attic Barrier,Tankless/On-Demand H2O Heater
Kitchen Desc: Island w/o Cooktop,Pantry,Soft Closing Cabinets,Soft Closing Drawers	Oven Type: Gas Oven
Dishwasher: 1	Water Sewer: Other Water/Sewer
Microwave: 1	Siding: Cement Board,Stucco,Synthetic Stucco

Fees & Taxes

Tax Rate: 2.7499	Tax Amount: 10786
Tax Year: 2022	Other Mandatory Fee: Water, Sewer, Valet Trash
Fee Other: 1	Fee Other Amount: 85

Basics

Baths Full: 3	Baths Half: 1
Year Built Src: Appraisal District	Price Change Timestamp: 2023-07-15T17:20:46.567

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 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: Buffalo Pointe

State: Texas

City: Houston

Miscellaneous

Annual Maint Desc: Mandatory

Connections: Gas Dryer Connections,Washer
Connections

Disposal: 1

Finance Available: Cash
Sale,Conventional,FHA,VA

Legal: LT 11 BLK 1 BUFFALO POINTE

Access: Automatic Gate,Driveway Gate

Realist Block: Deed Restrictions

Disclosures: No Disclosures,Owner/Agent

Exemptions: Homestead,,,,,,,,,

Range Type: Gas Range

Legal Subdivision: Medical Center/Buffalo
Pointe

DOM: 101

Courtesy of

List Office Name: Generation Realty & Associates

