



\$269,900.00

## 2923 EDGEWICK ELM ST, FRESNO, TX 77545, USA

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



Beautiful home located in the Winfield Lakes Subdivision of Fresno, TX. The home includes 3 Bedrooms, 2.5 Bathrooms and 2 Car attached Garage. Features include a large living room with plenty of natural light, open kitchen with adjacent breakfast area and private backyard. Great access to Hwy 6 and Fort Bend County Tollway. Call for [...]

### Rooms & Units Description

**Property title:** 2923 Edgewick Elm Fresno Texas 77545

**Room Description:** 1 Living Area,Breakfast Room,Formal Living,Loft,Utility Room in House

**Master Bath Desc:** Half Bath,Primary Bath: Double Sinks

**HOA Mandatory:** 1

**Key Map:** 611S

**Room Count:** 8

**Bed Room Description:** All Bedrooms Up

**Photo Count:** 1

**Original List Price:** 269900.00



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## Property Details

|                                                           |                                                 |
|-----------------------------------------------------------|-------------------------------------------------|
| <b>Parcel Number:</b> 8944-06-003-0060-907                | <b>Lot Description:</b> Subdivision Lot         |
| <b>Style:</b> Traditional                                 | <b>List Type:</b> Exclusive Right to Sell/Lease |
| <b>Price Sq Ft List:</b> 144.95                           | <b>Acres:</b> 0.1173                            |
| <b>Acres Description:</b> 0 Up To 1/4 Acre                | <b>Dwelling Type:</b> Free Standing             |
| <b>Stories:</b> 2                                         | <b>Floors:</b> Tile                             |
| <b>Restrictions:</b> Deed Restrictions, Deed Restrictions |                                                 |

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## Property Features

|                                                         |                                               |
|---------------------------------------------------------|-----------------------------------------------|
| <b>Exterior:</b> Back Yard,Back Yard Fenced             | <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               |
| <b>Cool System:</b> Central Electric                    | <b>Energy:</b> Ceiling Fans                   |
| <b>Kitchen Desc:</b> Kitchen open to Family Room,Pantry | <b>Oven Type:</b> Gas Oven                    |
| <b>Dishwasher:</b> 1                                    | <b>Water Sewer:</b> Public Sewer,Public Water |
| <b>Countertops:</b> Granite                             | <b>Microwave:</b> 1                           |
| <b>Siding:</b> Brick,Cement Board                       |                                               |

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## Fees & Taxes

|                         |                                          |
|-------------------------|------------------------------------------|
| <b>Tax Rate:</b> 2.3458 | <b>Tax Amount:</b> 4196                  |
| <b>Tax Year:</b> 2022   | <b>Other Mandatory Fee:</b> Transfer Fee |
| <b>Fee Other:</b> 1     | <b>Fee Other Amount:</b> \$150           |

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## Basics

|                                           |                      |
|-------------------------------------------|----------------------|
| <b>Baths Full:</b> 2                      | <b>Baths Half:</b> 1 |
| <b>Year Built Src:</b> Appraisal District |                      |



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# Location Details

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|---------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Area:</b> 38                                               | <b>County Or Parish:</b> Fort Bend                                                                                                                                          |
| <b>School District:</b> 19 - Fort Bend                        | <b>Directions:</b> From Hwy 6 take Hurricane Kn. North to the right on Trammel Fresno rd. To left on Windfield Lakes to right on Cambridge Square to right on Edgewick Elm. |
| <b>School Elementary:</b> PARKS ELEMENTARY SCHOOL (FORT BEND) | <b>School Middle:</b> LAKE OLYMPIA MIDDLE SCHOOL                                                                                                                            |
| <b>School High:</b> HIGHTOWER HIGH SCHOOL                     | <b>Subdivision:</b> Winfield Lakes                                                                                                                                          |
| <b>Geo Market Area:</b> Missouri City Area                    | <b>State:</b> Texas                                                                                                                                                         |
| <b>Zip:</b> 77545                                             | <b>City:</b> Fresno                                                                                                                                                         |

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# Miscellaneous

|                                                                                         |                                          |
|-----------------------------------------------------------------------------------------|------------------------------------------|
| <b>Annual Maint Desc:</b> Mandatory                                                     | <b>Realist Block:</b> Deed Restrictions  |
| <b>Connections:</b> Electric Dryer Connections,Gas Dryer Connections,Washer Connections | <b>Disclosures:</b> Sellers Disclosure   |
| <b>Disposal:</b> 1                                                                      | <b>Range Type:</b> Gas Range             |
| <b>Legal:</b> WINFIELD LAKES SEC 6, BLOCK 3, LOT 6                                      | <b>Legal Subdivision:</b> WINFIELD LAKES |

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# Courtesy of

**List Office Name:** J.D. Rankin and Associates

