



\$790,000.00

**30107 ALDER RUN LN, BROOKSHIRE, TX
77423, USA**

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



Owner occupied please text for an appointment, and agents to verify all room sizes, seller has added additional 240 square feet of room, All appliances can be included, as well as the furniture.

Rooms & Units Description

Property title: 30107 Alder Run Fulshear Texas 77423

Master Planned Community: Jordan Ranch

HOA Mandatory: 1

Room Count: 5

Photo Count: 49

Original List Price: 820000.00

Property Details



Parcel Number: 4204-21-003-0160-901

Style: Colonial,Contemporary/Modern,Ranch,Traditional,Victorian

Price Sq Ft List: 198.29

Acres Description: 0 Up To 1/4 Acre

Stories: 2

Lot Description: Cleared

List Type: Exclusive Right to Sell/Lease

Acres: 0.1922

Dwelling Type: Free Standing

Restrictions: Deed Restrictions, Deed Restrictions

Property Features

Roof: Composition

Garage Desc: Attached Garage

Heat System: Central Gas

Pool Area: 1

Siding: Brick,Stone

Foundation: Slab

No Of Garage Cap: 2

Cool System: Central Electric

Water Sewer: Public Sewer,Public Water

Fees & Taxes

Tax Rate: 3.1948

Tax Year: 2022

Fee Other: 1

Tax Amount: 17051

Other Mandatory Fee: one time Cap fee

Fee Other Amount: 1050

Basics

Baths Full: 3

Year Built Src: Seller

Baths Half: 1

Price Change Timestamp: 2023-03-25T15:45:05.123

Location Details



Area: 30

School District: 33 - Lamar Consolidated

School Elementary: LINDSEY ELEMENTARY SCHOOL (LAMAR)

School High: FULSHEAR HIGH SCHOOL

Geo Market Area: Katy - Southwest

Zip: 77423

County Or Parish: Fort Bend

Directions: 23900 Katy Fwy Katy, TX 77494 Get on I-10 W 30 s (0.4 mi) Follow I-10 W to Igloo Rd in Katy. Take exit 735 from I-10 W 7 min (6.6 mi) Take Jordan Ranch Blvd to Umber Oaks Ln in Fort Bend County 5 min (1.7 mi)

School Middle: ROBERTS/LEAMAN JUNIOR HIGH SCHOOL

Subdivision: Jordan Ranch Sec 21

State: Texas

City: Fulshear

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

Finance Available: Cash Sale,Conventional,FHA,Investor,No Approval,VA

DOM: 249

Master Planned Community YN: 1

Disclosures: No Disclosures

Legal: JORDAN RANCH SEC 21, BLOCK 3, LOT 16

Courtesy of

List Office Name: Sunet Group

