



MOVE IN READY!

\$727,708.00

3258 BLUE GRAMA BND, KATY, TX 77494, USA

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

Westin Homes NEW Construction (Asher IX, Elevation BP)
CURRENTLY BEING BUILT. Two story. 5 bedrooms. 4.5 baths.
Elegant double front door entry, family room, informal dining
room and study. Spacious island kitchen open to family room.
Primary suite with large double walk-in closets and secondary
bedroom on first floor. Spacious game room and media room [...]

Rooms & Units Description



Property title: 30610 Bahia Oak Brookshire Texas 77423

Room Description: Breakfast Room,Family Room,Gameroom Up,Home Office/Study,Media,Utility Room in House

Master Bath Desc: Half Bath,Hollywood Bath,Primary Bath: Double Sinks,Primary Bath: Separate Shower,Secondary Bath(s): Double Sinks,Vanity Area

Photo Count: 27

Original List Price: 727708.00

Room Count: 17

Bed Room Description: 2 Bedrooms Down,En-Suite Bath,Primary Bed - 1st Floor,Walk-In Closet

Master Planned Community: Jordan Ranch

HOA Mandatory: 1

Green Certification: Environments for Living

Property Details

Parcel Number: 4204-39-002-0040-901

Style: Traditional

Builder Name: Westin Homes

Acres Description: 1/4 Up to 1/2 Acre

New Construction: 1

Stories: 2

Restrictions: Deed Restrictions, Deed Restrictions

Lot Description: Subdivision Lot

List Type: Exclusive Agency to Sell/Lease

Price Sq Ft List: 196.68

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under Construction

Floors: Carpet,Tile

Utility District: 1

Property Features



Interior: Alarm System -
Owned,Fire/Smoke Alarm,High Ceiling

Foundation: Slab

No Of Garage Cap: 3

Cool System: Central Electric

Fireplaces Number: 1

Kitchen Desc: Island w/o Cooktop,Kitchen
open to Family Room,Walk-in Pantry

Dishwasher: 1

Countertops: Quartz

Siding: Brick,Cement Board,Stone

Roof: Composition

Garage Desc: Attached Garage,Tandem

Heat System: Central Gas

Pool Area: 1

Energy: Attic Fan,Ceiling Fans,Digital Program
Thermostat,Energy Star/CFL/LED Lights,Energy
Star/Reflective Roof,High-Efficiency
HVAC,Insulated/Low-E windows,Insulation -
Batt,Insulation - Blown Fiberglass,Radiant Attic
Barrier

Oven Type: Electric Oven

Water Sewer: Water District

Microwave: 1

Fees & Taxes

Tax Rate: 3.27

Basics

Baths Full: 4

Baths Half: 1

Year Built Src: Builder

Price Change Timestamp: 2023-08-29T09:57:43.450

Completion Date: 2023-12-15

Location Details



Area: 30

School District: 33 - Lamar Consolidated

School Elementary: LINDSEY ELEMENTARY SCHOOL (LAMAR)

School High: FULSHEAR HIGH SCHOOL

Geo Market Area: Fulshear/South Brookshire/Simonton

Zip: 77423

County Or Parish: Fort Bend

Directions: Take I-10 West. Take exit 735 for Igloo Rd toward Jordan Ranch Blvd. Turn left onto Igloo Rd. Igloo Rd turns slightly right and becomes Jordan Ranch Blvd. Turn right onto Emerald Field Ln. Turn right onto Bahia Oak Bend.

School Middle: ROBERTS/LEAMAN JUNIOR HIGH SCHOOL

Subdivision: Jordan Ranch

State: Texas

City: Brookshire

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions

Disclosures: No Disclosures

Finance Available: Cash Sale,Conventional,FHA,VA

Legal: LOT 4 BLK 2

Master Planned Community YN: 1

Connections: Electric Dryer Connections,Gas Dryer Connections,Washer Connections

Disposal: 1

Range Type: Gas Cooktop

DOM: 2

Courtesy of

List Office Name: Westin Homes

