

**101 AURORA SPRING DR, KATY, TX 77493,  
USA**

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

PLEASE SEE 3D VIRTUAL TOUR!!!! Welcome home to your beautiful Chester Floor Plan with 4 Bedrooms, 3 1/2 Baths, with a 2 Car Garage. This floor plan boasts a SPACIOUS OPEN CONCEPT FLOOR PLAN with the Family Room w/direct vent Gas Log Fireplace, Kitchen, Breakfast Room, Dining Room, Study, and the Primary Bedroom downstairs. You [...]

\$410,676.00



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## Rooms & Units Description



**Property title:** 3077 Sorrento Hill Katy Texas 77493

**Room Description:** Breakfast Room,Family Room,Formal Dining,Gameroom Up,Home Office/Study,Utility Room in House

**Bed Room Description:** Primary Bed - 1st Floor,Walk-In Closet

**Photo Count:** 6

**Original List Price:** 380763.00

**Room Count:** 9

**Beds Max:** 4

**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

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## Property Details

**Parcel Number:** 800030-002-009-000

**Style:** Traditional

**Builder Name:** Anglia Homes

**Acres Description:** 0 Up To 1/4 Acre

**New Construction:** 1

**Stories:** 2

**Lot Description:** Subdivision Lot

**List Type:** Exclusive Right to Sell/Lease

**Price Sq Ft List:** 167.28

**Dwelling Type:** Free Standing

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

**Restrictions:** Deed Restrictions, Deed Restrictions

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## Property Features



|                                                         |                                                                                                                                                 |
|---------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Exterior:</b> Back Yard                              | <b>Interior:</b> Prewired for Alarm System                                                                                                      |
| <b>Roof:</b> Composition                                | <b>Foundation:</b> Slab                                                                                                                         |
| <b>Garage Carport:</b> Double-Wide Driveway             | <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,Digital Program Thermostat,HVAC>13 SEER,Insulated/Low-E windows,Other Energy Features,Tankless/On-Demand H2O Heater |
| <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                       |                                                                                                                                                 |

**Fees & Taxes**

|                                                                       |                                  |
|-----------------------------------------------------------------------|----------------------------------|
| <b>Tax Rate:</b> 3.66                                                 | <b>Maint Fee Includes:</b> Other |
| <b>Other Mandatory Fee:</b> Working Cap. Assess. (One Time Fee) \$400 | <b>Fee Other:</b> 1              |
| <b>Fee Other Amount:</b> 400                                          |                                  |

**Basics**

|                                    |                                                        |
|------------------------------------|--------------------------------------------------------|
| <b>Baths Full:</b> 2               | <b>Baths Half:</b> 1                                   |
| <b>Year Built Src:</b> Builder     | <b>Price Change Timestamp:</b> 2023-06-09T16:35:59.547 |
| <b>Completion Date:</b> 2023-06-15 |                                                        |

**Location Details**



**Area:** 25

**School District:** 30 - Katy

**School Elementary:**  
ROBERTSON ELEMENTARY  
SCHOOL (KATY)

**School High:** KATY HIGH  
SCHOOL

**Geo Market Area:** Katy - Old  
Towne

**Zip:** 77493

**County Or Parish:** Waller

**Directions:** From Houston/ I-10 W: Follow I-10 W towards Katy. Take exit 742- Ft. Bend/County Rd. Merge onto I-10 Frontage Rd. for 1 mile and turn right onto Katy Fort Bend Rd. Continue onto Katy Hockley Cut Off Rd. Turn left onto Clay Rd. and continue for 3 miles. Turn right onto Bartlett Rd. Turn right at the first cross-street onto Sunterra Shores Dr. Make an immediate left onto Aurora Springs Dr. The sales office is to your left.

**School Middle:** HASKETT JUNIOR HIGH SCHOOL

**Subdivision:** Sunterra

**State:** Texas

**City:** Katy

Miscellaneous

**Annual Maint Desc:** Mandatory

**Connections:** Electric Dryer  
Connections

**Disposal:** 1

**Range Type:** Gas Range

**DOM:** 87

**Realist Block:** Deed Restrictions

**Disclosures:** Mud

**Finance Available:** Cash Sale,Conventional,FHA,USDA  
Loan,VA

**Legal:** S800030 SUNTERRA 30 BLK 2 LOT 9

Courtesy of

List Office Name: RE/MAX Universal

