



\$366,165.00

**31114 BALSAM HAWK LN, HOCKLEY, TX  
77447, USA**

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



“The Greenville is a 2 story / 4 bedroom / 2.5 baths / Study/ Game Room / 2 car attached garage Upgrades to the home include: GE stainless steel appliances including dishwasher, range , and microwave. This gorgeous home has Linen (White) cabinets throughout whole home with Modern Matte Black lighting package and Modern Matte [...]

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## Rooms & Units Description



**Property title:** 31334 Balsam Hawk Hockley Texas 77447

**Room Description:** Family Room,Gameroom Up,Home Office/Study,Living Area - 1st Floor,Utility Room in House

**Master Bath Desc:** 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,Environments for Living

**Room Count:** 8

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

**Photo Count:** 24

**Original List Price:** 388340.00

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## Property Details

**Parcel Number:** NA

**Lot Dimention:** 40x125

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

**Price Sq Ft List:** 149.82

**Dwelling Type:** Free Standing

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

**Floors:** Carpet,Tile

**Utility District:** 1

**Lot Description:** Cul-De-Sac

**Style:** Traditional

**Builder Name:** Chesmar Homes

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

**New Construction:** 1

**Stories:** 2

**Restrictions:** Deed Restrictions, Deed Restrictions

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## Property Features



|  |   |
|--|---|
| <b>Exterior:</b> Back Yard,Back Yard Fenced,Covered Patio/Deck,Sprinkler System  | <b>Interior:</b> Drapes/Curtains/Window Cover,Fire/Smoke Alarm,High Ceiling,Prewired for Alarm System |
| <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> Digital Program Thermostat,Energy Star Appliances,High-Efficiency HVAC,HVAC>13 SEER,Insulated/Low-E windows,Other Energy Features | <b>Kitchen Desc:</b> Under Cabinet Lighting   |
| <b>Dishwasher:</b> 1   | <b>Water Sewer:</b> Public Sewer,Public Water,Water District  |
| <b>Countertops:</b> Quartz, Pure White   | <b>Microwave:</b> 1   |
| <b>Siding:</b> Brick   |   |

**Fees & Taxes**

|                      |  |
|----------------------|--|
| <b>Tax Rate:</b> 3.4 | <b>Tax Year:</b> 2023                      |
| <b>Fee Other:</b> 1  | <b>Fee Other Amount:</b> TBD/ Transfer Fee |

**Basics**

|                                    |  |
|------------------------------------|--|
| <b>Baths Full:</b> 2               | <b>Baths Half:</b> 1                                   |
| <b>Year Built Src:</b> Builder     | <b>Price Change Timestamp:</b> 2023-08-03T18:08:09.253 |
| <b>Completion Date:</b> 2023-09-30 |  |

**Location Details**



**Area:** 35

**School District:** 55 - Waller

**School Elementary:** ROBERTS ROAD  
ELEMENTARY SCHOOL

**School High:** WALLER HIGH SCHOOL

**Geo Market Area:** Hockley

**Zip:** 77447

**County Or Parish:** Waller

**Directions:** 290 West , exit Baur Road and turn right  
at the stop sign. Travel 1.2 miles and Dellrose will be  
on your left. Please visit the model on 17223 Rosehorn.

**School Middle:** WALLER JUNIOR HIGH SCHOOL

**Subdivision:** Dellrose

**State:** Texas

**City:** Hockley

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## Miscellaneous

**Annual Maint Desc:** Mandatory

**Connections:** Electric Dryer  
Connections,Washer Connections

**Disposal:** 1

**Legal:** Lot:5 Block:1 Section:10

**DOM:** 7

**Realist Block:** Deed Restrictions

**Disclosures:** No Disclosures

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

**Legal Subdivision:** Dellrose

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## Courtesy of

**List Office Name:** Chesmar Homes

