



\$389,500.00

## 31614 ROLDAN LN, FULSHEAR, TX 77441, USA

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



This magnificent 4 bedroom, 3 bathroom, 3 car car garage home sits on a 60 ft Lot, Open floor plan great for entertaining, Home is less than a year old, Beautiful Granite in kitchen with 42" cabinets, wood-like tile, stainless steel appliances, back cover patio and spacious yard, tankless water heater, barely lived in, Great [...]

### Rooms & Units Description

**Property title:** 31614 Roldan Fulshear Texas 77441

**Room Count:** 7

**Bed Room Description:** All Bedrooms Down

**Photo Count:** 34

**HOA Mandatory:** 1

**Original List Price:** 399500.00

**Green Certification:** Energy Star Qualified Home



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## Property Details

<b>Parcel Number:</b> 6853-09-001-0240-901	<b>Lot Description:</b> Subdivision Lot
<b>Style:</b> Traditional	<b>List Type:</b> Exclusive Right to Sell/Lease
<b>Builder Name:</b> Century Homes	<b>Price Sq Ft List:</b> 193.11
<b>Acres Description:</b> 0 Up To 1/4 Acre	<b>Dwelling Type:</b> Free Standing
<b>Stories:</b> 1	<b>Floors:</b> Vinyl Plank
<b>Restrictions:</b> Deed Restrictions, Deed Restrictions	

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## Property Features

<b>Roof:</b> Composition	<b>Foundation:</b> Slab
<b>Garage Desc:</b> Attached Garage	<b>No Of Garage Cap:</b> 3
<b>Heat System:</b> Central Gas	<b>Cool System:</b> Central Electric
<b>Pool Area:</b> 1	<b>Energy:</b> Ceiling Fans
<b>Kitchen Desc:</b> Breakfast Bar	<b>Dishwasher:</b> 1
<b>Water Sewer:</b> Water District	<b>Microwave:</b> 1
<b>Siding:</b> Brick,Cement Board	

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## Fees & Taxes

<b>Maint Fee Includes:</b> Recreational Facilities	<b>Other Mandatory Fee:</b> Resale/Transfer/Cap fee
<b>Fee Other:</b> 1	<b>Fee Other Amount:</b> 250/250/370

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## Basics

<b>Baths Full:</b> 3	<b>Year Built Src:</b> Builder
<b>Price Change Timestamp:</b> 2023-06-08T16:31:16.540	



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## Location Details

**Area:** 30

**School District:** 33 - Lamar Consolidated

**School Elementary:** MORGAN ELEMENTARY SCHOOL

**School High:** FULSHEAR HIGH SCHOOL

**Geo Market Area:** Fulshear/South Brookshire/Simonton

**Zip:** 77441

**County Or Parish:** Fort Bend

**Directions:** From Grand Pkwy go west on FM 1093, Right on Polo Ranch Blvd

**School Middle:** ROBERTS/LEAMAN JUNIOR HIGH SCHOOL

**Subdivision:** Polo Ranch Sec 9

**State:** Texas

**City:** Fulshear

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## Miscellaneous

**Annual Maint Desc:** Mandatory

**Disclosures:** Sellers Disclosure

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

**DOM:** 100

**Realist Block:** Deed Restrictions

**Disposal:** 1

**Legal:** Block 1, Lot 24

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## Courtesy of

**List Office Name:** Turn Key Realty

