



\$335,990.00

**31603 BARRYMOOR TRCE, BROOKSHIRE, TX  
77423, USA**

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



New D.R. Horton One Ranch Home! Lakeway Plan! Farmhouse Elevation! Grand Entry W/High Ceilings! Gorgeous Light Rev Wood Floors throughout! Huge Family Area W/Wall of Windows looking out to your Patio! Family Area flows into the Gourmet Kitchen & Casual Dining! Gourmet Kitchen W/Beautiful Tall Shaker Cabinets, Whirlpool Stainless Steel Appliances, Huge Eat In Island, [...]

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## Rooms & Units Description



**Property title:** 31715 Farlam Farms Fulshear Texas 77441

**Room Description:** 1 Living Area,Family Room,Home Office/Study,Kitchen/Dining Combo,Living Area - 1st Floor,Living/Dining Combo,Utility Room in House

**Bed Room Description:** All Bedrooms Down,Primary Bed - 1st Floor,Split Plan,Walk-In Closet

**Master Planned Community:** Tamarron

**Subdivision Lake Access YN:** 1

**Original List Price:** 321990.00

**Vac Rental:** Not Allowed

**Room Count:** 13

**Beds Max:** 4

**Master Bath Desc:** Primary Bath: Double Sinks,Primary Bath: Shower Only,Secondary Bath(s): Tub/Shower Combo,Vanity Area

**Photo Count:** 29

**HOA Mandatory:** 1

**Green Certification:** Home Energy Rating/HERS

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## Property Details

**Parcel Number:** NA

**Style:** Contemporary/Modern,Ranch

**Builder Name:** D.R. Horton

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

**New Construction:** 1

**Stories:** 1

**Ownership:** Full Ownership

**Utility District:** 1

**Lot Description:** Subdivision Lot

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

**Price Sq Ft List:** 164.62

**Dwelling Type:** Free Standing

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

**Floors:** Carpet,Tile,Wood

**Restrictions:** Deed Restrictions, Deed Restrictions

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## Property Features



<b>Exterior:</b> Back Yard,Back Yard Fenced,Covered Patio/Deck,Patio/Deck,Porch,Subdivision Tennis Court	<b>Interior:</b> Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling,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>Pool Area:</b> 1
<b>Energy:</b> Attic Vents,Digital Program Thermostat,Energy Star Appliances,Energy Star/CFL/LED Lights,Energy Star/Reflective Roof,High-Efficiency HVAC,Insulated Doors,Insulated/Low-E windows,Insulation - Blown Fiberglass,Insulation - Other,Radiant Attic Barrier,Tankless/On-Demand H2O Heater	<b>Kitchen Desc:</b> Island w/o Cooktop,Kitchen open to Family Room,Pantry,Walk-in Pantry
<b>Oven Type:</b> Gas Oven,Single Oven	<b>Dishwasher:</b> 1
<b>Water Sewer:</b> Public Sewer,Public Water,Water District	<b>Countertops:</b> Silestone Quartz
<b>Microwave:</b> 1	<b>Siding:</b> Brick,Cement Board,Wood

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## Fees & Taxes

<b>Tax Rate:</b> 2.96	<b>Maint Fee Includes:</b> Clubhouse,Recreational Facilities
<b>Other Mandatory Fee:</b> One Time Transfer Fee & Cap Fee	<b>Fee Other:</b> 1
<b>Fee Other Amount:</b> 225 + 1250	

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## Basics

<b>Baths Full:</b> 3	<b>Year Built Src:</b> Builder
<b>Price Change Timestamp:</b> 2023-08-05T18:47:02.277	<b>Completion Date:</b> 2023-09-30

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## Location Details



<b>Area:</b> 30	<b>County Or Parish:</b> Fort Bend
<b>School District:</b> 33 - Lamar Consolidated	<b>Directions:</b> I-10 West to Fulshear/Exit Texas Heritage Parkway/Right on Kingland Blvd about 2 Miles/Left on Woods Road go about 2 miles & you will see Tamarron Fountain/turn Left on Tamarron Pkwy to Model or Go West on 1093or also called Westpark Toll Road & Go West to Fulshear/Right On 359 or also called Main Street in Fulshear Go Down 359 for 5 miles/Right on Jordan and will lead you to Tamarron
<b>School Elementary:</b> TAMARRON ELEMENTARY SCHOOL	<b>School Middle:</b> ROBERTS/LEAMAN JUNIOR HIGH SCHOOL
<b>School High:</b> FULSHEAR HIGH SCHOOL	<b>Subdivision:</b> Tamarron
<b>Geo Market Area:</b> Fulshear/South Brookshire/Simonton	<b>State:</b> Texas
<b>Zip:</b> 77441	<b>City:</b> Fulshear

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## Miscellaneous

<b>Annual Maint Desc:</b> Mandatory	<b>Master Planned Community YN:</b> 1
<b>Realist Block:</b> Deed Restrictions	<b>Connections:</b> Electric Dryer Connections,Washer Connections
<b>Disclosures:</b> Mud,No Disclosures	<b>Disposal:</b> 1
<b>Exemptions:</b> Non Homestead	<b>Finance Available:</b> Cash Sale,Conventional,FHA,Seller to Contribute to Buyer's Closing Costs,VA
<b>Range Type:</b> Gas Range	<b>Legal:</b> Tamarron: Lot 41 / Block 4
<b>DOM:</b> 5	

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## Courtesy of

**List Office Name:** REALM Real Estate Professional

