



\$1,099,900.00

3203 LADY BIRD LN, KATY, TX 77493, USA

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



PERRY HOMES NEW CONSTRUCTION!

Rooms & Units Description

Property title: 3203 Lady Bird Katy Texas 77493

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

Master Bath Desc: Half Bath,Hollywood Bath,Primary Bath: Double Sinks,Primary Bath: Separate Shower,Vanity Area

Photo Count: 34

Original List Price: 1185900.00

Room Count: 11

Bed Room Description: 1 Bedroom Down - Not Primary BR,Walk-In Closet

Master Planned Community: Cane Island

HOA Mandatory: 1

Green Certification: Other Energy Report

Property Details



Parcel Number: 422391-001-028-000

Lot Dimention: 80x156

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 221.44

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under Construction

Floors: Carpet,Tile

Lot Description: Cul-De-Sac,Subdivision Lot

Style: Traditional

Builder Name: Perry Homes

Acres Description: 0 Up To 1/4 Acre

New Construction: 1

Stories: 2

Restrictions: Deed Restrictions, Deed Restrictions

Property Features

Exterior: Covered Patio/Deck,Partially Fenced,Porch,Sprinkler System

Roof: Composition

Garage Apt Qtr SF: 4

No Of Garage Cap: 3

Cool System: Central Electric,Zoned

Energy: Other Energy Features

Oven Type: Convection Oven,Double Oven,Electric Oven

Water Sewer: Public Sewer,Public Water,Water District

Siding: Stone,Stucco

Interior: Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling

Foundation: Slab

Garage Desc: Attached Garage

Heat System: Central Gas,Zoned

Fireplaces Number: 1

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

Dishwasher: 1

Microwave: 1

Fees & Taxes

Tax Rate: 3.28

Other Mandatory Fee: Gated Section

Fee Other Amount: 675

Tax Year: 2023

Fee Other: 1



Basics

Baths Full: 4	Baths Half: 2
Year Built Src: Builder	Price Change Timestamp: 2023-07-13T14:44:37.360
Completion Date: 2023-07-30	

Location Details

Area: 25	County Or Parish: Waller
School District: 30 - Katy	Directions: From I-10, take exit 740 and continue straight on Interstate 10 Frontage Rd W. Turn right on FM 1463 and continue straight. Turn left onto Hwy Blvd and then turn right on Cane Island Pkwy. Take a left onto Innovation Drive and then take a left at the second model home park entrance on Kessler Point Place. The sales center will be on the left at 1914 Kessler Point Place.
School Elementary: ROBERTSON ELEMENTARY SCHOOL (KATY)	School Middle: KATY JUNIOR HIGH SCHOOL
School High: KATY HIGH SCHOOL	Subdivision: Cane Island
Geo Market Area: Katy - Old Towne	State: Texas
Zip: 77493	City: Katy

Miscellaneous

Annual Maint Desc: Mandatory	Master Planned Community YN: 1
Realist Block: Deed Restrictions	Connections: Washer Connections
Disclosures: Mud	Disposal: 1
Finance Available: Conventional,FHA,VA	Range Type: Gas Cooktop
Legal: S422391 CANE ISLAND SECTION 31 BLK 1 LOT 28	Legal Subdivision: Cane Island
DOM: 16	





Courtesy of

List Office Name: Perry Homes Realty, LLC

