



\$475,000.00

3431 BRINTON TRAILS LN, KATY, TX 77494, USA

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



This beautiful home is Back on the Market! Exquisite home in the quiet and sought after neighborhood of Cinco Ranch. This inviting home will captivate you instantly. Soaring ceilings, beautiful staircase and breathtaking views of the gorgeous and private backyard. Kitchen is complete with granite countertops, breakfast area and opens to the family room. Lovely [...]

Rooms & Units Description



Property title: 3431 Brinton Trails Katy Texas 77494

Room Description: Breakfast Room,Family Room,Formal Dining,Formal Living,Kitchen/Dining Combo,Living Area - 1st Floor

Master Planned Community: Cinco Ranch

HOA Mandatory: 1

Key Map: 485U

Room Count: 9

Bed Room Description: Primary Bed - 1st Floor

Photo Count: 42

Original List Price: 485000.00

Property Details

Parcel Number: 2277-02-002-0300-914

Style: Traditional

Builder Name: Emerald Homes

Acres: 0.19

Dwelling Type: Free Standing

Floors: Carpet,Tile

Lot Description: In Golf Course Community,Subdivision Lot

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 189.62

Acres Description: 0 Up To 1/4 Acre

Stories: 2

Restrictions: Deed Restrictions,Restricted, Deed Restrictions,Restricted

Property Features



Exterior: Back Yard,Back Yard
Fenced,Patio/Deck,Sprinkler System,Subdivision
Tennis Court

Roof: Composition

Garage Carport: Auto Garage Door Opener

No Of Garage Cap: 2

Cool System: Central Electric

Fireplace Description: Gaslog Fireplace

Energy: Attic Fan,Attic Vents,Ceiling
Fans,Digital Program Thermostat,Insulated/Low-
E windows,North/South Exposure

Dishwasher: 1

Microwave: 1

Siding: Brick,Cement Board

Interior: Alarm System -
Owned,Drapes/Curtains/Window
Cover,Fire/Smoke Alarm,High Ceiling

Foundation: Slab

Garage Desc: Attached Garage

Heat System: Central Gas

Pool Area: 1

Fireplaces Number: 1

Oven Type: Electric Oven,Single Oven

Water Sewer: Water District

Golf Course: Golf Club at Cinco Ranch

Fees & Taxes

Tax Rate: 2.3425	Tax Amount: 8399
Tax Year: 2022	Other Mandatory Fee: Conveyance/Resale Cert
Fee Other: 1	Fee Other Amount: 325/375

Basics

Baths Full: 2	Baths Half: 1
Year Built Src: Appraisal District	Price Change Timestamp: 2023-07-07T08:45:50.920

Location Details



Area: 36

School District: 30 - Katy

School Elementary: WILLIAMS ELEMENTARY SCHOOL (KATY)

School High: CINCO RANCH HIGH SCHOOL

Geo Market Area: Katy - Southeast

Zip: 77494

County Or Parish: Fort Bend

Directions: 99 South to exit Cinco Ranch Blvd, left on Cinco Ranch Blvd. Right on Peek Rd, Right on Centerton, right on Brinton Trails, home is on the left.

School Middle: BECK JUNIOR HIGH SCHOOL

Subdivision: Cinco Ranch Town Center Sec 2

State: Texas

City: Katy

Miscellaneous

Annual Maint Desc: Mandatory

Realist Block: Deed Restrictions,Restricted

Disclosures: Exclusions,Mud,Sellers Disclosure

Exclusions: see exclusions list

Range Type: Gas Cooktop

DOM: 35

Master Planned Community YN: 1

Connections: Electric Dryer Connections,Gas Dryer Connections,Washer Connections

Disposal: 1

Finance Available: Cash Sale,Conventional

Legal: CINCO RANCH TOWN CENTER SEC 2, BLOCK 2, LOT 30

Courtesy of

List Office Name: Home Sweet Home RE Group

