



\$549,999.00

40610 MILL CREEK RD, MAGNOLIA, TX 77354, USA

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



This ranch style home is the perfect escape for someone looking to be in their own wooded oasis, while still being a short distance to retail and grocery stores. Just off of 1488, 40610 Mill Creek Road is 2,067 square feet sitting beautifully on 2.27 wooded acres with a 3 car garage, 3 car carport, [...]

Rooms & Units Description



Property title: 40610 Mill Creek Magnolia Texas 77354

Room Description: 1 Living Area, Formal Dining, Formal Living, Living Area - 1st Floor, Utility Room in House

Bed Room Description: All Bedrooms Down, En-Suite Bath, Primary Bed - 1st Floor, Walk-In Closet

Open House Public Upcoming: Public: Sun Aug 27, 11:30AM-1:30PM

Photo Count: 24

Additional School: MAGNOLIA INTERMEDIATE SCHOOL

Key Map: 212D

Room Count: 7

Beds Max: 4

Master Bath Desc: Primary Bath: Double Sinks, Primary Bath: Separate Shower, Primary Bath: Shower Only, Secondary Bath(s): Separate Shower, Secondary Bath(s): Shower Only

Open House Public Count: 1

HOA Mandatory: 1

Original List Price: 549999.00

Property Details

Parcel Number: 7170-00-01410

Style: Ranch

Price Sq Ft List: 266.09

Acres Description: 2 Up to 5 Acres

Stories: 1

Restrictions: Deed Restrictions, Horses Allowed, Deed Restrictions, Horses Allowed

Lot Description: Wooded

List Type: Exclusive Right to Sell/Lease

Acres: 2.27

Dwelling Type: Free Standing

Floors: Carpet, Vinyl Plank

Property Features



Exterior: Barn/Stable,Covered Patio/Deck,Partially Fenced,Patio/Deck,Porch,Workshop

Foundation: Slab

Garage Desc: Detached Garage

Carport Description: Attached Carport

Heat System: Central Electric,Propane

Fireplaces Number: 1

Kitchen Desc: Pantry,Walk-in Pantry

Dishwasher: 1

Microwave: 1

Roof: Composition

Garage Carport: Workshop

No Of Garage Cap: 3

Carport Spaces Count: 3

Cool System: Central Electric

Energy: Ceiling Fans

Oven Type: Electric Oven

Water Sewer: Septic Tank,Well

Siding: Wood

Fees & Taxes

Tax Rate: 1.7646

Tax Amount: 5888

Tax Year: 2022

Basics

Baths Full: 2

Year Built Src: Appraisal District

Price Change Timestamp: 2023-08-09T18:49:49.960

Location Details



Area: 15

School District: 36 - Magnolia

School Elementary: WILLIE E. WILLIAMS ELEMENTARY SCHOOL

School High: MAGNOLIA WEST HIGH SCHOOL

Geo Market Area: Magnolia/1488 West

Zip: 77354

County Or Parish: Montgomery

Directions: From SH 249, Exit 1488. Turn right on 1488. Turn left on Mill Creek Rd. Home will be after the curve on the right.

School Middle: MAGNOLIA JUNIOR HIGH SCHOOL

Subdivision: Mill Creek Landing 01

State: Texas

City: Magnolia

Miscellaneous

Annual Maint Desc: Mandatory

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

Disposal: 1

Finance Available: Cash Sale, Conventional, FHA, VA

Legal: S717000 - MILL CREEK LANDING 01, BLOCK 2, LOT 11-A, ACRES 2.

DOM: 17

Realist Block: Deed Restrictions, Horses Allowed

Disclosures: Sellers Disclosure

Exemptions: Homestead,,,,,,,,,

Range Type: Freestanding Range

Access: Driveway Gate

Courtesy of

List Office Name: The LaRose Kaileh Group, LLC

