



\$470,000.00

## 4518 PRIMROSE VALLEY LN, FULSHEAR, TX 77042, USA

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



Welcome to 4518 Primrose Valley Lane located in master community Cross Creek Ranch. Your perfect cozy home! 4 bedrooms, 3 baths and 2 car attached garage. Primary bedroom and guest bedroom in the first floor, study/home office with double French Doors & high ceiling. game room up. The beautiful two-story features front & rear covered [...]

---

### Rooms & Units Description



**Property title:** 4518 Primrose Valley Lane  
Fulshear Texas 77441

**Room Description:** Breakfast Room,Family Room,Gameroom Up,Home Office/Study,Living Area - 1st Floor,Utility Room in House

**Master Bath Desc:** Primary Bath: Double Sinks,Primary Bath: Separate Shower

**Photo Count:** 39

**Original List Price:** 470000.00

**Room Count:** 8

**Bed Room Description:** 2 Bedrooms Down,Primary Bed - 1st Floor

**Master Planned Community:** Cross Creek Ranch

**HOA Mandatory:** 1

**Green Certification:** Energy Star Qualified Home,Environments for Living,Home Energy Rating/HERS,Other Green Certification

## Property Details

**Parcel Number:** 8004-03-001-0300-901

**Style:** Traditional

**Price Sq Ft List:** 172.48

**Dwelling Type:** Free Standing

**Floors:** Carpet,Tile,Vinyl

**Lot Description:** Subdivision Lot

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

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

**Stories:** 2

**Restrictions:** Deed Restrictions, Deed Restrictions

## Property Features

**Exterior:** Back Yard,Back Yard Fenced

**Foundation:** Slab

**Garage Desc:** Attached Garage

**Heat System:** Central Gas

**Pool Area:** 1

**Dishwasher:** 1

**Microwave:** 1

**Roof:** Composition

**Garage Carport:** Auto Garage Door Opener

**No Of Garage Cap:** 2

**Cool System:** Central Electric

**Energy:** Attic Vents,Ceiling Fans,Digital Program Thermostat,HVAC>13 SEER,Insulated/Low-E windows

**Water Sewer:** Public Sewer,Public Water,Water District

**Siding:** Brick

## Fees & Taxes



**Tax Amount:** 14329

**Other Mandatory Fee:** Transfer Fee+ CAP Fee

**Fee Other Amount:** 350

**Tax Year:** 2022

**Fee Other:** 1

---

## Basics

**Baths Full:** 3

**Year Built Src:** Appraisal District

---

## Location Details

**Area:** 30

**School District:** 33 - Lamar Consolidated

**School Elementary:** HUGGINS ELEMENTARY SCHOOL

**School High:** FULSHEAR HIGH SCHOOL

**Geo Market Area:** Katy - Southwest

**Zip:** 77441

**County Or Parish:** Fort Bend

**Directions:** On Grand Parkway Exit FM 1093 West. Turn right Cross Creek Ranch Boulevard. Turn left on W Cross Creek Bend Lane. Turn left on Sage Meadow Trail. Turn right on Primrose Valley Lane. House is on the left.

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

**Subdivision:** Cross Creek Ranch

**State:** Texas

**City:** Fulshear

---

## Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions

**Disposal:** 1

**Legal:** Willow At Cross Creek Ranch Sec 3, BLOCK 1, Lot 30

**Master Planned Community YN:** 1

**Disclosures:** Mud,Sellers Disclosure

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

**DOM:** 5

---

## Courtesy of



**List Office Name:** Daytown International LLC

