



\$822,900.00

## 5619 SUMMER SNOW DR, HOUSTON, TX 77041, USA

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



Spectacular Lakefront property nestled in the coveted Twin Lakes subdivision. This 4 bed, 3.5 bath residence boasts a soaring two-story living w/abundant natural light, setting the tone for the opulence within. The primary bedroom features wood floors, pool and lake views. Its ensuite bath is a spa-like retreat, w/double sinks, jetted tub, separate shower, and [...]

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### Rooms & Units Description



**Property title:** 5619 Summer Snow Houston Texas 77041

**Room Description:** Family Room,Formal Dining,Formal Living,Gameroom Up,Home Office/Study,Living/Dining Combo,Utility Room in House

**Bed Room Description:** Primary Bed - 1st Floor,Sitting Area,Walk-In Closet

**Open House Public Upcoming:** Public: Sat Aug 12, 2:00PM-4:00PM

**Photo Count:** 48

**HOA Mandatory:** 1

**Key Map:** 448D

**Room Count:** 16

**Beds Max:** 4

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

**Open House Public Count:** 2

**Subdivision Lake Access YN:** 1

**Original List Price:** 822900.00

**Vac Rental:** Not Allowed

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## Property Details

**Parcel Number:** 117-901-012-0013

**Style:** Mediterranean

**Price Sq Ft List:** 187.07

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

**Stories:** 2

**Ownership:** Full Ownership

**Lot Description:** Subdivision Lot,Waterfront

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

**Acres:** 0.2218

**Dwelling Type:** Free Standing

**Floors:** Carpet,Tile,Wood

**Restrictions:** Deed Restrictions, Deed Restrictions

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## Property Features



<b>Exterior:</b> Back Yard Fenced,Patio/Deck,Sprinkler System,Subdivision Tennis Court	<b>Interior:</b> Alarm System - Owned,Drapes/Curtains/Window Cover,Fire/Smoke Alarm,High Ceiling
<b>Roof:</b> Composition	<b>Foundation:</b> Slab
<b>Garage Carport:</b> Auto Garage Door Opener,Double-Wide Driveway,EV Charging Station	<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,Zoned	<b>Pool Area:</b> 1
<b>Pool Private:</b> 1, In Ground	<b>Fireplace Description:</b> Gas Connections
<b>Fireplaces Number:</b> 1	<b>Energy:</b> Ceiling Fans,Digital Program Thermostat,High-Efficiency HVAC,Insulation - Spray-Foam,Solar PV Electric Panels,Tankless/On- Demand H2O Heater
<b>Kitchen Desc:</b> Island w/o Cooktop,Kitchen open to Family Room,Pantry	<b>Oven Type:</b> Electric Oven
<b>Dishwasher:</b> 1	<b>Water Sewer:</b> Water District
<b>Countertops:</b> Granite	<b>Microwave:</b> 1
<b>Siding:</b> Stucco	<b>Water Amenity:</b> Lakefront, Lakefront

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## Fees & Taxes

<b>Tax Rate:</b> 2.2376	<b>Tax Amount:</b> 13349
<b>Tax Year:</b> 2022	<b>Maint Fee Includes:</b> Clubhouse,Courtesy Patrol,Grounds,On Site Guard,Recreational Facilities
<b>Other Mandatory Fee:</b> Transfer Fee	<b>Fee Other:</b> 1
<b>Fee Other Amount:</b> 295	

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## Basics

<b>Baths Full:</b> 3	<b>Baths Half:</b> 1
<b>Year Built Src:</b> Appraisal District	

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## Location Details



**Area:** 8

**School District:** 13 - Cypress-Fairbanks

**School Elementary:** KIRK ELEMENTARY SCHOOL

**School High:** CYPRESS RIDGE HIGH SCHOOL

**Geo Market Area:** Eldridge North

**Zip:** 77041

**County Or Parish:** Harris

**Directions:** From I-10 West, exit 753A toward Eldridge Pkwy, turn right onto N Eldridge Pkwy, left onto Twin Lakes Blvd, right onto Sunbright Dr, right onto Summer Snow Dr. Home is on the left.

**School Middle:** TRUITT MIDDLE SCHOOL

**Subdivision:** Twin Lakes Sec 05

**State:** Texas

**City:** Houston

**Miscellaneous**

**Annual Maint Desc:** Mandatory

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

**Disposal:** 1

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

**Legal:** LT 13 BLK 12 TWIN LAKES SEC 5

**Access:** Manned Gate

**Realist Block:** Deed Restrictions

**Disclosures:** Mud,Sellers Disclosure

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

**Range Type:** Gas Cooktop

**Legal Subdivision:** TWIN LAKES

**DOM:** 1

**Courtesy of**

**List Office Name:** Realty Kings Properties

