



\$435,000.00

6803 TROYA LN, HOUSTON, TX 77092, USA

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



Modern living in the city with unmatched accessibility to Houston's best. Contempo Builder's gated modern freestanding community with a private lake and large backyards! RIO's has an urban convenience with the feel of suburban living with perfect size yards for the dogs, playing for the kids and entertaining. Our generously sized home with designer finishes, [...]

Rooms & Units Description



Property title: 5724 Rucio Houston Texas 77092

Room Description: Family Room,Formal Dining,Gameroom Up,Living Area - 1st Floor

Master Bath Desc: Primary Bath: Double Sinks,Primary Bath: Separate Shower,Primary Bath: Soaking Tub,Secondary Bath(s): Tub/Shower Combo

Open House Public Count: 5

HOA Mandatory: 1

Room Count: 7

Bed Room Description: All Bedrooms Up,En-Suite Bath

Open House Public Upcoming: Public: Sun Jul 30, 1:00PM-5:00PM

Photo Count: 27

Original List Price: 435000.00

Property Details

Parcel Number: 138-396-007-0003

Style: Contemporary/Modern

Builder Name: Contempo

Acres Description: 0 Up To 1/4 Acre

New Construction: 1

Stories: 2

Restrictions: Deed Restrictions, Deed Restrictions

Lot Description: Subdivision Lot

List Type: Exclusive Right to Sell/Lease

Price Sq Ft List: 194.20

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under Construction

Ownership: Full Ownership

Property Features

Roof: Composition

Garage Desc: Attached Garage

Heat System: Central Gas,Zoned

Energy: Attic Fan,Attic Vents,Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,Energy Star/CFL/LED Lights,High-Efficiency HVAC,HVAC>13 SEER,Insulated/Low-E windows,Insulation - Batt,Radiant Attic Barrier

Oven Type: Convection Oven,Gas Oven

Water Sewer: Public Sewer,Public Water

Siding: Cement Board

Foundation: Slab

No Of Garage Cap: 2

Cool System: Central Electric,Zoned

Kitchen Desc: Island w/o Cooktop,Kitchen open to Family Room,Pantry,Soft Closing Cabinets,Soft Closing Drawers,Under Cabinet Lighting

Dishwasher: 1

Microwave: 1



Fees & Taxes

Maint Fee Includes: Grounds,Recreational Facilities

Other Mandatory Fee: Transfer fee

Fee Other: 1

Fee Other Amount: 250

Basics

Baths Full: 3

Baths Half: 1

Year Built Src: Builder

Completion Date: 2023-08-01

Location Details

Area: 9

County Or Parish: Harris

School District: 27 - Houston

Directions: Traveling from 290E or 290W, exit Bingle and travel North to W. Tidwell Rd and make a left. Rio will be on the left handside at the NW corner. Use 6805 Troya Lane, Houston, TX 77092 or search "Rio Houston" on GPS.

School Elementary: WAINWRIGHT ELEMENTARY SCHOOL

School Middle: CLIFTON MIDDLE SCHOOL (HOUSTON)

School High: SCARBOROUGH HIGH SCHOOL

Subdivision: Rio

Geo Market Area: Northwest Houston

State: Texas

Zip: 77092

City: Houston

Miscellaneous



Annual Maint Desc: Mandatory

Connections: Electric Dryer
Connections,Washer Connections

Disposal: 1

Range Type: Gas Cooktop

DOM: 100

Realist Block: Deed Restrictions

Disclosures: No Disclosures

Finance Available: Cash
Sale,Conventional,FHA,VA

Legal: Lot 2 Blk 3

Courtesy of

List Office Name: CitiQuest Properties

