



\$525,000.00

**60 MELON SUMMER DR, MAGNOLIA, TX
77354, USA**

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



This stunning 5-year-old home in The Woodlands is a true gem! As you approach the home, you'll love the charming front porch. Upon entering, you'll be greeted by soaring ceilings, an open floor plan, accentuated by an abundance of windows offering natural light. The tile flooring throughout the main living areas offers durability and easy [...]

Rooms & Units Description



Property title: 60 Melon Summer The Woodlands
Texas 77354

Room Description: Family Room,Gameroom Up,Home Office/Study,Media

Master Bath Desc: Primary Bath: Double Sinks,Primary Bath: Jetted Tub,Primary Bath: Separate Shower

Photo Count: 30

Original List Price: 525000.00

Room Count: 9

Bed Room Description: 1 Bedroom Up,En-Suite Bath,Primary Bed - 1st Floor

Master Planned Community: The Woodlands

Additional School: BEAR BRANCH INTERMEDIATE SCHOOL

Property Details

Parcel Number: 9699-89-09400

Style: Traditional

Price Sq Ft List: 175.94

Acres Description: 1/4 Up to 1/2 Acre

Stories: 2

Restrictions: Deed Restrictions, Deed Restrictions

Lot Description: Subdivision Lot

List Type: Exclusive Right to Sell/Lease

Acres: 0.1378

Dwelling Type: Free Standing

Floors: Carpet,Tile

Property Features



Exterior: Back Yard Fenced,Covered Patio/Deck,Fully Fenced,Patio/Deck,Sprinkler System

Roof: Composition

Garage Carport: Auto Garage Door Opener

No Of Garage Cap: 2

Cool System: Central Electric

Fireplace Description: Gaslog Fireplace

Energy: Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,Energy Star/CFL/LED Lights,High-Efficiency HVAC,HVAC>13 SEER,Insulated Doors,Insulated/Low-E windows,Insulation - Spray-Foam

Oven Type: Electric Oven

Water Sewer: Water District

Siding: Brick,Cement Board,Stone

Interior: Alarm System - Owned,Fire/Smoke Alarm,High Ceiling

Foundation: Slab

Garage Desc: Attached Garage

Heat System: Central Gas

Pool Area: 1

Fireplaces Number: 1

Kitchen Desc: Breakfast Bar,Island w/o Cooktop,Kitchen open to Family Room,Walk-in Pantry

Dishwasher: 1

Microwave: 1

Fees & Taxes

Tax Rate: 2.1386

Tax Year: 2022

Fee Other Amount: 100

Tax Amount: 11076

Fee Other: 1

Basics

Baths Full: 3

Year Built Src: Appraisal District

Location Details



Area: 15

School District: 36 - Magnolia

School Elementary: CEDRIC C. SMITH ELEMENTARY SCHOOL

School High: MAGNOLIA HIGH SCHOOL

Geo Market Area: Magnolia/1488 East

Zip: 77354

County Or Parish: Montgomery

Directions: I-45 North, West on Woodlands Pkwy. Left on Branch Crossing. Left on May Valley, left on Bloomhill Pl follow to the left onto Melon Summer.

School Middle: BEAR BRANCH JUNIOR HIGH SCHOOL

Subdivision: Wdlnds Village Sterling Ridge 89

State: Texas

City: The Woodlands

Miscellaneous

Annual Maint Desc: No

Realist Block: Deed Restrictions

Disclosures: Mud

Finance Available: Cash Sale,Conventional

Legal: S969989 - WDLNDS VIL STERLING RIDGE 89, BLOCK 4, LOT 26

Master Planned Community YN: 1

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

Disposal: 1

Range Type: Gas Cooktop

DOM: 6

Courtesy of

List Office Name: RE/MAX Integrity

