



**6214 CANTIGNY LAKE DR, KATY, TX 77493, USA**

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

The spacious Malibu plan offers four bedrooms with two-and-a-half bathrooms & a covered patio!

**Rooms & Units Description**

**Property title:** 6214 Cantigny Lake Katy Texas 77493

**Room Description:** Breakfast Room,Family Room,Kitchen/Dining Combo,Utility Room in House

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

**HOA Mandatory:** 1

**Green Certification:** Other Energy Report

**Vac Rental:** Not Allowed

**Room Count:** 7

**Bed Room Description:** All Bedrooms Down,En-Suite Bath,Walk-In Closet

**Photo Count:** 17

**Original List Price:** 522502.00

**Completed Construction Date:** 2022-12-23



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## Property Details

**Parcel Number:** NA

**Lot Dimention:** 66 x 131

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

**Price Sq Ft List:** 176.47

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

**New Construction:** 1

**Stories:** 1

**Ownership:** Full Ownership

**Utility District:** 1

**Lot Description:** Water View,Waterfront

**Style:** Contemporary/Modern,Traditional

**Builder Name:** CastleRock

**Acres:** 0.1994

**Dwelling Type:** Free Standing

**New Construction Desc:** Never Lived In

**Floors:** Carpet,Tile,Vinyl Plank

**Restrictions:** Deed Restrictions, Deed Restrictions

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## Property Features

**Exterior:** Back Yard Fenced,Covered  
Patio/Deck,Fully Fenced

**Roof:** Composition

**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,Pantry,Walk-in Pantry

**Dishwasher:** 1

**Countertops:** Quartz

**Siding:** Brick

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

**Foundation:** Slab

**No Of Garage Cap:** 2

**Cool System:** Central Electric

**Fireplace Description:** Gas Connections

**Energy:** Attic Vents,Ceiling Fans,Digital Program  
Thermostat,Energy Star Appliances,High-Efficiency  
HVAC,HVAC>13 SEER,Insulated/Low-E windows,Other  
Energy Features

**Oven Type:** Electric Oven

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

**Microwave:** 1

**Water Amenity:** Lake View,Lakefront, Lake  
View,Lakefront

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## Fees & Taxes



**Tax Rate:** 3.48

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## Basics

<b>Baths Full:</b> 2	<b>Baths Half:</b> 1
<b>Year Built Src:</b> Builder	<b>Price Change Timestamp:</b> 2023-06-16T11:20:03.717

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## Location Details

<b>Area:</b> 25	<b>County Or Parish:</b> Harris
<b>School District:</b> 30 - Katy	<b>Directions:</b> From Houston: Head down I-45 N, then use the left 2 lanes to take exit 48B to merge onto I-10 W toward San Antonio. Keep right to stay onto I-10 W. Keep left to stay on I-10 W. Use the right 2 lanes to take exit 743B for TX-99 N. Take the 529 exit, then turn left onto Freeman Rd. Turn left onto Katy Lakes Blvd, then left onto Winter Lakes Dr. The Model is on the left located at 24318 Winter Lakes Dr.
<b>School Elementary:</b> MCELWAIN ELEMENTARY SCHOOL	<b>School Middle:</b> STOCKDICK JUNIOR HIGH SCHOOL
<b>School High:</b> PAETOW HIGH SCHOOL	<b>Subdivision:</b> Katy Lakes
<b>Geo Market Area:</b> Katy - Old Towne	<b>State:</b> Texas
<b>Zip:</b> 77493	<b>City:</b> Katy

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## Miscellaneous

<b>Annual Maint Desc:</b> Mandatory	<b>Realist Block:</b> Deed Restrictions
<b>Connections:</b> Electric Dryer Connections	<b>Disclosures:</b> Sellers Disclosure
<b>Disposal:</b> 1	<b>Exemptions:</b> Homestead
<b>Finance Available:</b> Cash Sale,Conventional,FHA,VA	<b>Range Type:</b> Gas Cooktop
<b>Legal:</b> Lot 1, Block 1, Section 5	<b>Legal Subdivision:</b> KATY LAKES ESTATES
<b>DOM:</b> 191	



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# Courtesy of

**List Office Name:** CastleRock Realty, LLC

