



\$452,539.00

**7338 MARANEC KNL LN, FULSHEAR, TX
77441, USA**

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



MLS# 94528096 – Built by Toll Brothers, Inc. – December completion! ~ The stunning Kimble Classic plan opens into an elongated foyer enhanced with a tray ceiling. A short hall leads to two spacious bedrooms and a shared hall bath. A convenient flex room is designed to fit your lifestyle and could be a fitness [...]

Rooms & Units Description



Property title: 7342 Maramec Knoll Fulshear Texas 77441

Room Description: Breakfast Room,Family Room,Gameroom Down,Home Office/Study,Living/Dining Combo,Utility Room in House

Master Bath Desc: Primary Bath: Double Sinks,Primary Bath: Shower Only,Vanity Area

HOA Mandatory: 1

Green Certification: Energy Star Qualified Home

Room Count: 6

Bed Room Description: En-Suite Bath,Primary Bed - 1st Floor,Walk-In Closet

Photo Count: 7

Original List Price: 452539.00

Property Details

Parcel Number: NA

Style: Contemporary/Modern

Builder Name: Toll Brothers, Inc.

Acres Description: 0 Up To 1/4 Acre

New Construction: 1

Stories: 1

Restrictions: Zoning, Zoning

Lot Description: Corner,Greenbelt,Subdivision Lot

List Type: Exclusive Agency to Sell/Lease

Price Sq Ft List: 224.70

Dwelling Type: Free Standing

New Construction Desc: To Be Built/Under Construction

Floors: Carpet,Tile

Utility District: 1

Property Features



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

Roof: Composition

Garage Desc: Attached Garage

Heat System: Zoned

Fireplace Description: Mock Fireplace

Energy: Attic Vents,Ceiling Fans,Digital Program Thermostat,Energy Star Appliances,Energy Star/CFL/LED Lights,High-Efficiency HVAC,HVAC>13 SEER,Insulation - Blown Cellulose

Oven Type: Convection Oven

Water Sewer: Water District

Siding: Brick

Interior: Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling

Foundation: Slab

No Of Garage Cap: 2

Cool System: Zoned

Fireplaces Number: 1

Kitchen Desc: Island w/o Cooktop,Kitchen open to Family Room,Under Cabinet Lighting,Walk-in Pantry

Dishwasher: 1

Microwave: 1

Fees & Taxes

Tax Rate: 3.14

Fee Other: 1

Basics

Baths Full: 2

Price Change Timestamp: 2023-08-03T12:06:42.497

Year Built Src: Builder

Completion Date: 2023-12-31

Location Details



Area: 30

School District: 33 - Lamar
Consolidated

School Elementary: MORGAN
ELEMENTARY SCHOOL

School High: FULSHEAR HIGH SCHOOL

Geo Market Area: Fulshear/South
Brookshire/Simonton

Zip: 77441

County Or Parish: Fort Bend

Directions: Follow Smith St and spur 527 S to I-69.
Take Westpark Tollway W to Farm to Market 1093 W
in Fort Bend County. Continue on Farm to Market
1093 W to Pecan Ridge- 7518 Sunset Ridge Lane,
Fulshear, TX 77441.

School Middle: ROBERTS/LEAMAN JUNIOR HIGH
SCHOOL

Subdivision: Pecan Ridge - Premier Collection

State: Texas

City: Fulshear

Miscellaneous

Annual Maint Desc: Mandatory

Connections: Electric Dryer
Connections,Washer Connections

Disposal: 1

Range Type: Freestanding Range

Legal Subdivision: OTHER - 77441

Realist Block: Zoning

Disclosures: Other Disclosures

Finance Available: Cash
Sale,Conventional,FHA,VA

Legal: Lot 1 Blk 1

DOM: 6

Courtesy of

List Office Name: HomesUSA.com

