



\$2,800,000.00

## 7342 PALMETTO SPGS TRL, KATY, TX 77493, USA

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



A Masterpiece! Award winning custom home in exclusive Estates at Cane Island. Stunning dual courtyard entry approach w/steel doors! Front doors open to incredible barrel brick ceiling & wall of windows framing pool fountains, forest backdrop! TWO kitchens equipped w/top of the line pro series Thermador appliances incl wine fridge, steam & convection ovens. Stunning [...]

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### Rooms & Units Description



**Property title:** 7342 Palmetto Springs Katy Texas 77493

**Room Description:** Breakfast Room,Family Room,Formal Dining,Gameroom Up,Guest Suite,Home Office/Study,Utility Room in House

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

**Open House Public Count:** 1

**Photo Count:** 50

**Original List Price:** 2800000.00

**Room Count:** 15

**Bed Room Description:** 2 Bedrooms Down,En-Suite Bath,Primary Bed - 1st Floor,Sitting Area,Split Plan,Walk-In Closet

**Open House Public Upcoming:** Public: Sun Aug 13, 1:00PM-4:00PM

**Master Planned Community:** Cane Island

**HOA Mandatory:** 1

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## Property Details

**Parcel Number:** 422376-002-003-000

**Style:** French

**Builder Name:** William David Custom

**Acres:** 0.6841

**Dwelling Type:** Free Standing

**Floors:** Carpet,Tile

**Utility District:** 1

**Lot Description:** Cul-De-Sac,Greenbelt,Subdivision Lot,Wooded

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

**Price Sq Ft List:** 457.22

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

**Stories:** 2

**Restrictions:** Deed Restrictions,Restricted, Deed Restrictions,Restricted

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## Property Features



**Exterior:** Back Green Space,Back Yard,Back Yard Fenced,Balcony,Controlled Subdivision Access,Covered Patio/Deck,Exterior Gas Connection,Mosquito Control System,Outdoor Fireplace,Outdoor Kitchen,Patio/Deck,Porch,Spa/Hot Tub,Sprinkler System,Storage Shed,Subdivision Tennis Court,Workshop

**Roof:** Composition

**Garage Carport:** Additional Parking,Auto Garage Door Opener,Golf Cart Garage,Workshop

**No Of Garage Cap:** 4

**Cool System:** Central Electric,Zoned

**Pool Private:** 1, Gunite,Heated,In Ground

**Fireplaces Number:** 2

**Kitchen Desc:** Breakfast Bar,Butler Pantry,Instant Hot Water,Island w/o Cooktop,Kitchen open to Family Room,Pantry,Pots/Pans Drawers,Second Sink,Soft Closing Cabinets,Soft Closing Drawers,Under Cabinet Lighting,Walk-in Pantry

**Dishwasher:** 1

**Countertops:** Quartzite

**Siding:** Brick,Stucco

**Interior:** Alarm System - Owned,Crown Molding,Drapes/Curtains/Window Cover,Dryer Included,Fire/Smoke Alarm,Formal Entry/Foyer,High Ceiling,Refrigerator Included,Washer Included,Wet Bar,Wired for Sound

**Foundation:** Slab

**Garage Desc:** Attached Garage,Oversized Garage

**Heat System:** Central Gas,Zoned

**Pool Area:** 1

**Fireplace Description:** Gas Connections,Gaslog Fireplace,Wood Burning Fireplace

**Energy:** Attic Vents,Ceiling Fans,Digital Program Thermostat,Generator,High-Efficiency HVAC,Insulated Doors,Insulated/Low-E windows,Insulation - Spray-Foam,North/South Exposure,Tankless/On-Demand H2O Heater

**Oven Type:** Convection Oven,Double Oven,Electric Oven,Gas Oven

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

**Microwave:** 1

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## Fees & Taxes

**Tax Rate:** 3.2887

**Tax Year:** 2022

**Other Mandatory Fee:** Transfer, CAP  
Independently verify any and all

**Fee Other Amount:** 2300

**Tax Amount:** 43259

**Maint Fee Includes:** Clubhouse,Limited Access Gates,Recreational Facilities

**Fee Other:** 1



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# Basics

**Baths Full:** 5

**Baths Half:** 1

**Year Built Src:** Appraisal District

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# Location Details

**Area:** 25

**School District:** 30 - Katy

**School Elementary:** ROBERTSON ELEMENTARY SCHOOL (KATY)

**School High:** KATY HIGH SCHOOL

**Geo Market Area:** Katy - Old Towne

**Zip:** 77493

**County Or Parish:** Waller

**Directions:** From I-10 Katy Freeway, exit and north on Cane Island Parkway. Left on Franz, right on Timberwood Crest into Estates at Cane Island, left on Palmetto

**School Middle:** KATY JUNIOR HIGH SCHOOL

**Subdivision:** Cane Island

**State:** Texas

**City:** Katy

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# Miscellaneous

**Annual Maint Desc:** Mandatory

**Realist Block:** Deed Restrictions,Restricted

**Disclosures:** Exclusions,Mud,Sellers Disclosure

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

**Range Type:** Gas Cooktop

**Legal Subdivision:** Cane Island

**DOM:** 1

**Master Planned Community YN:** 1

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

**Disposal:** 1

**Finance Available:** Cash Sale,Conventional

**Legal:** S422376 CANE ISLAND SECTION16 BLK 2 LOT 3

**Access:** Automatic Gate

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# Courtesy of



**List Office Name:** Keller Williams Premier RealtyKaty

