

17251 WILD WATERMELON

<https://houston-re.com>

Innovative room placement and sophisticated style combine to create this exquisite new home in ARTAVIA! The open-concept floor plan presents all the vibrant space and limitless potential necessary to make it a decorator's dream. Create your ideal specialty room for good conversation and great books in the cheerful sunroom. The...

\$ 350,000.00

17251 Wild Watermelon

- 3 beds
- 2.1 baths
- Single-Family
- Active
- 2342 sq ft



BASIC FACTS

MLS #: 75310510

Date added: 06/14/23

Post Updated: 2023-06-14 18:57:15

Status: Active

Bedrooms: 3

Bathrooms: 2.10

Baths Full: 2

Baths Half: 1

Area: 2342 sq ft

Year built: 2022

Year Built Src: Builder

ROOMS & UNITS DESCRIPTION

Room Count: 7

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

PROPERTY DETAILS

Parcel Number: 2169-08-04500

Lot Description: Cul-De-Sac,Subdivision Lot

Style: Traditional

List Type: Exclusive Right to Sell/Lease

Subdivision: Artavia

Builder Name: David Weekley Homes

Price Sq Ft List: 149.44

Dwelling Type: Free Standing

New Construction: 1

Stories: 2

Floors: Carpet,Tile,Vinyl Plank

Restrictions: Deed Restrictions,Unknown

Utility District: 1

PROPERTY FEATURES



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

Roof: Composition

Garage Desc: Attached Garage

Cool System: Central Electric,Zoned

Energy: 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,Insulation - Blown Fiberglass

Oven Type: Convection Oven

Water Sewer: Public Sewer,Public Water

Siding: Brick

Interior: High Ceiling

Foundation: Slab

Heat System: Central Gas,Zoned

Pool Area: 1

Kitchen Desc: Island w/o Cooktop,Kitchen
open to Family Room,Pantry,Pots/Pans
Drawers,Under Cabinet Lighting

Dishwasher: 1

Microwave: 1

LOCATION DETAILS

Area: 19

School District: 11 - Conroe

County Or Parish: Montgomery

Directions: From I-45 north of The
Woodlands Travel east on SH 242 for seven
miles to Artavia Pkwy The entrance to Artavia
is on the south side. Follow the directional
signs on Artavia Pkwy to the new model
home park Turn left on Spire Way and follow
it around to Mona Mills Turn right on Mona
Mills and make an immediate left onto Wild
Watermelon Way Our new model home is on
the left at 17278 Wild Watermelon Way.

School Elementary: SAN JACINTO
ELEMENTARY SCHOOL (CONROE)

School Middle: MOORHEAD JUNIOR HIGH
SCHOOL

School High: CANEY CREEK HIGH SCHOOL



MISCELLANEOUS

Annual Maint Desc: Mandatory

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

Disposal: 1

Range: Deed Restrictions, Unknown

Legal Subdivision: OTHER - 77302

Realist Block: Deed Restrictions, Unknown

Disclosures: Mud, No Disclosures

Finance Available: Cash
Sale, Conventional, FHA, VA

Legal: Lot 45 Block 1

COURTESY OF

List Office Name: Weekley Homes

