

203 SHADY NOOK

<https://houston-re.com>

Nestled among gorgeous tree-lined streets, in the highly sought-after Downtown District of Friendswood, this shady lot awaits you to partner w/Augusta Kelly & Co and Kennedy Architecture to build your dream home!! Their modern-transitional style w/highly functional, yet sophisticated design throughout, are yours to create from the ground up! Open-concept...

\$ 1,380,000.00

203 Shady Nook

- 4 beds
- 3.1 baths
- Single-Family
- Active
- 4000 sq ft



BASIC FACTS

MLS #: 25984141	Date added: 06/14/23
Post Updated: 2023-06-14 19:00:01	Status: Active
Bedrooms: 4	Bathrooms: 3.10
Baths Full: 3	Baths Half: 1
Area: 4000 sq ft	Lot size: 10800 sq ft
Year built: 2022	Year Built Src: Builder

ROOMS & UNITS DESCRIPTION

Room Count: 4	Master Bath Desc: Primary Bath: Double Sinks,Primary Bath: Separate Shower,Primary Bath: Soaking Tub
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PROPERTY DETAILS

Parcel Number: 3850-0000-0008-000	Lot Description: Cul-De-Sac,Subdivision Lot
Style: Other Style	List Type: Exclusive Right to Sell/Lease
Subdivision: Harper Unrec	Builder Name: Augusta Kelly and Co
Price Sq Ft List: 345.00	Acres: 0.2479
Dwelling Type: Free Standing	New Construction: 1
Stories: 2	Restrictions: No Restrictions

PROPERTY FEATURES



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

Roof: Composition

Garage Carport: Auto Driveway
Gate,Double-Wide Driveway

Heat System: Central Gas

Fireplace Description: Gas Connections

Energy: Ceiling Fans,Digital Program
Thermostat,High-Efficiency
HVAC,Insulated/Low-E windows,Insulation -
Spray-Foam,Tankless/On-Demand H2O
Heater

Oven Type: Convection Oven,Double Oven

Water Sewer: Public Sewer,Public Water

Siding: Unknown

Interior: Alarm System - Owned,Elevator
Shaft,Fire/Smoke Alarm,Prewired for Alarm
System,Wired for Sound

Foundation: Slab on Builders Pier

Garage Desc: Attached/Detached Garage

Cool System: Central Electric

Fireplaces Number: 2

Kitchen Desc: Breakfast Bar,Kitchen open to
Family Room,Pot Filler,Pots/Pans
Drawers,Soft Closing Cabinets,Soft Closing
Drawers,Under Cabinet Lighting,Walk-in
Pantry

Dishwasher: 1

Microwave: 1

LOCATION DETAILS

Area: 33

School District: 20 - Friendswood

School Elementary: WESTWOOD
ELEMENTARY SCHOOL (FRIENDSWOOD)

School High: FRIENDSWOOD HIGH SCHOOL

County Or Parish: Galveston

Directions: Take I-45 South to FM 2351
going right, take a left on to Pecan, left on
Heritage, right on Morningside, left on to
Shady Nook, property on the right.

School Middle: FRIENDSWOOD JUNIOR HIGH
SCHOOL

MISCELLANEOUS



Annual Maint Desc: No

Realist Block: No Restrictions

Connections: Electric Dryer

Disclosures: No Disclosures

Connections, Gas Dryer Connections, Washer
Connections

Finance Available: Cash Sale, Conventional **Range:** No Restrictions

Legal: ABST 151 S MCKISSICK SUR LOT 8
HARPER UNRECORDED SUB

FEES & TAXES

Tax Amount: \$ 3,212.00

Tax Year: 2021

COURTESY OF

List Office Name: Martin & Black Real Estate LLC

