

5656 SAN FELIPE

<https://houston-re.com>

Now Under Construction! Welcome to The Hawthorne - Pelican Builders' newest and most exclusive Houston high rise building yet. Slated to be number 13 in a long list of highly-regarded Houston residential buildings completed by the developer since the 1970s, The Hawthorne will undoubtedly be the gem of their portfolio,...

\$ 1,290,550.00

5656 San Felipe

- 2 beds
- 2 baths
- Mid/Hi-Rise Condo
- Pending
- 1517 sq ft



BASIC FACTS

MLS #: 52784974

Date added: 06/14/23

Post Updated: 2023-06-14 15:52:27

Status: Pending

Bedrooms: 2

Bathrooms: 2

Baths Full: 2

Area: 1517 sq ft

Year built: 2023

Year Built Src: Builder

ROOMS & UNITS DESCRIPTION

Unit Story: 1

Room Count: 6

Master Bath Desc: Primary Bath: Double Sinks,Primary Bath: Separate Shower,Primary Bath: Soaking Tub

PROPERTY DETAILS

Parcel Number: NA

Lot Description: Cleared

List Type: Exclusive Right to Sell/Lease

Subdivision: Tanglewood/Memorial

Builder Name: Pelican Builders

Building Access: Card/Code Access,Door Person

Building Name: THE HAWTHORNE

Price Sq Ft List: 850.73

New Construction: 1

Floors: Carpet,Engineered Wood,Tile

Floor Location: 11

PROPERTY FEATURES



Building Features: Concierge,Outdoor Kitchen,Pet Run,Pet Washing Station,Private Garage,Storage Outside of Unit

Exterior: Balcony/Terrace,Exercise Room,Guest Room Available,Party Room,Service Elevator,Storage,Trash Chute

Appliances: Electric Dryer Connection,Full Size,Refrigerator

Parking Desc: Additional Parking,Assigned Parking,Connecting,Controlled Entrance,EV Charging Station,Valet Parking

Cool System: Heat Pump

Energy: Digital Program Thermostat,Energy Star/CFL/LED Lights,High-Efficiency HVAC,Insulated Doors,North/South Exposure,Tankless/On-Demand H2O Heater

Kitchen Desc: Instant Hot Water,Island w/o Cooktop,Kitchen open to Family Room,Pantry,Soft Closing Cabinets,Soft Closing Drawers

Dishwasher: 1

Microwave: 1

Unit Features: Home Automation,Covered Terrace

Interior: Chilled Water System,Elevator,Fire/Smoke Alarm,Fully Sprinklered,Pressurized Stairwell,Refrigerator Included,Wired for Sound

Parking Spaces: 2

Heat System: Heat Pump

Pool Area: 1

Balcony SF: 188

Oven Type: Electric Oven

Washer Dryer: 1

Siding: Concrete,Glass,Steel

LOCATION DETAILS

Area: 22

School District: 27 - Houston

County Or Parish: Harris

Directions: Traveling west from 610 on San Felipe, drive 1.5 miles to The Hawthorne Sales Center at the building site located on the corner of San Felipe and Chimney Rock.



School Elementary: BRIARGROVE
ELEMENTARY SCHOOL

School High: WISDOM HIGH SCHOOL

School Middle: TANGLEWOOD MIDDLE
SCHOOL

MISCELLANEOUS

Disclosures: No Disclosures

Finance Available: Cash Sale,Conventional

Legal Subdivision: TANGLEWOOD

Disposal: 1

Legal: Unit 1103

FEES & TAXES

Maint Fee Includes: Building &
Grounds,Concierge,Gas,Insurance Common
Area,Limited Access,Porter,Recreational
Facilities,Trash Removal,Valet Parking,Water
and Sewer

Other Mandatory Fee: 2 mnth reserve+2
mnth advance HOA due at closing

Fee Other: 1

Fee Other Amount: 4932

COURTESY OF

List Office Name: Douglas Elliman Real Estate

