

6807 MIRABEAU

<https://houston-re.com>

PERRY HOMES NEW CONSTRUCTION! Home office with French doors set at entry with 15-foot ceiling. Entry leads to open family room, dining area and kitchen with 15-foot ceilings throughout. Family room features wall of windows and a wood mantel fireplace. Kitchen features generous counter space, double wall oven, 5-burner gas...

\$ 802,900.00

6807 Mirabeau

- 4 beds
- 3.1 baths
- Single-Family
- Pending
- 3478 sq ft



BASIC FACTS

MLS #: 88720970	Date added: 06/14/23
Post Updated: 2023-06-14 19:24:28	Status: Pending
Bedrooms: 4	Bathrooms: 3.10
Baths Full: 3	Baths Half: 1
Area: 3478 sq ft	Lot size: 10400 sq ft
Year built: 2022	Year Built Src: Builder

ROOMS & UNITS DESCRIPTION

Room Count: 8	Master Bath Desc: Half Bath,Hollywood Bath,Primary Bath: Double Sinks,Primary Bath: Separate Shower,Vanity Area
----------------------	--

PROPERTY DETAILS

Parcel Number: 422391-001-035-000	Lot Description: Subdivision Lot
Style: Traditional	List Type: Exclusive Right to Sell/Lease
Subdivision: Cane Island	Builder Name: Perry Homes
Price Sq Ft List: 230.85	Dwelling Type: Free Standing
New Construction: 1	Stories: 1
Floors: Carpet,Tile	Restrictions: Deed Restrictions

PROPERTY FEATURES



Exterior: Covered Patio/Deck,Partially Fenced,Porch,Sprinkler System

Roof: Composition

Garage Apt Qtr SF: 3

Heat System: Central Gas,Zoned

Fireplaces Number: 1

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

Dishwasher: 1

Microwave: 1

LOCATION DETAILS

Area: 25

School District: 30 - Katy

School Elementary: BRYANT ELEMENTARY SCHOOL (KATY)

School High: KATY HIGH SCHOOL

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

Foundation: Slab

Garage Desc: Attached Garage

Cool System: Central Electric,Zoned

Energy: Other Energy Features

Oven Type: Convection Oven,Double Oven,Electric Oven

Water Sewer: Public Sewer,Public Water,Water District

Siding: Brick,Stone

County Or Parish: Waller

Directions: From I-10 West, Exit #739, Cane Island Pkwy. Stay to the right at the roundabout and continue on Cane Island Parkway for about .6 miles, going over the railroad tracks into the community. Continue straight on Cane Island Parkway, past the Welcome Center and past Franz Road, until you reach the "Champions Trail" gated section on the left. Turn left on Crawford Drive and the Sales Center is on the right at 2919 Crawford Drive.

School Middle: KATY JUNIOR HIGH SCHOOL



MISCELLANEOUS

Annual Maint Desc: Mandatory
Connections: Washer Connections
Disposal: 1
Range: Deed Restrictions
Legal Subdivision: Cane Island

Realist Block: Deed Restrictions
Disclosures: Mud
Finance Available: Conventional,FHA,VA
Legal: Cane Island Lot 35, Blk 1, Section 31

FEES & TAXES

Tax Year: 2022
Fee Other: 1
Other Mandatory Fee: Gated Section
Fee Other Amount: 520

COURTESY OF

List Office Name: Perry Homes Realty, LLC

