

40411 MANOR DRIVE, MAGNOLIA, TX, 77354

5 BD | 5 BA | 3,621 SQ. FT | 0.59 ACRE LOT

OFFERED AT

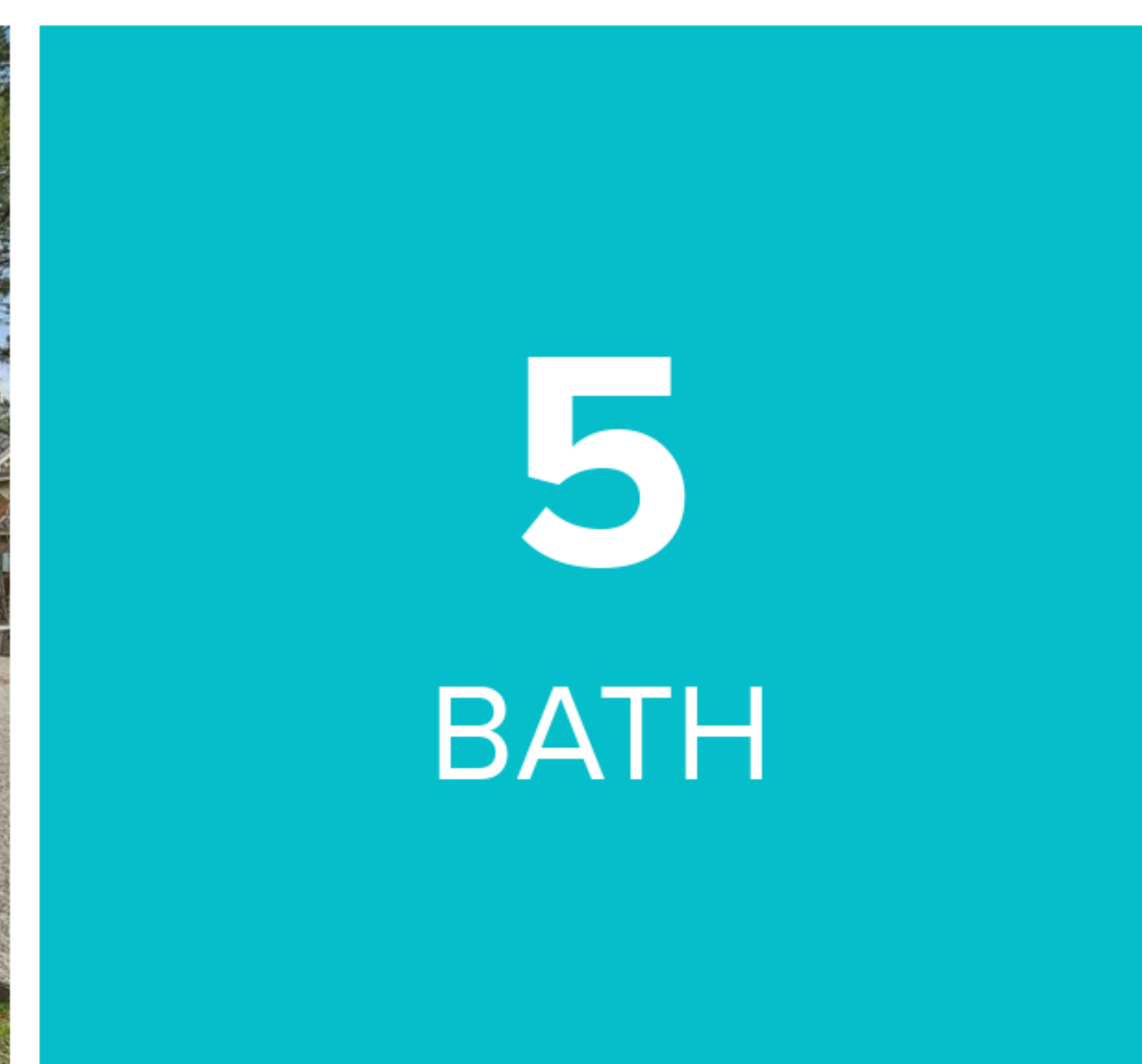
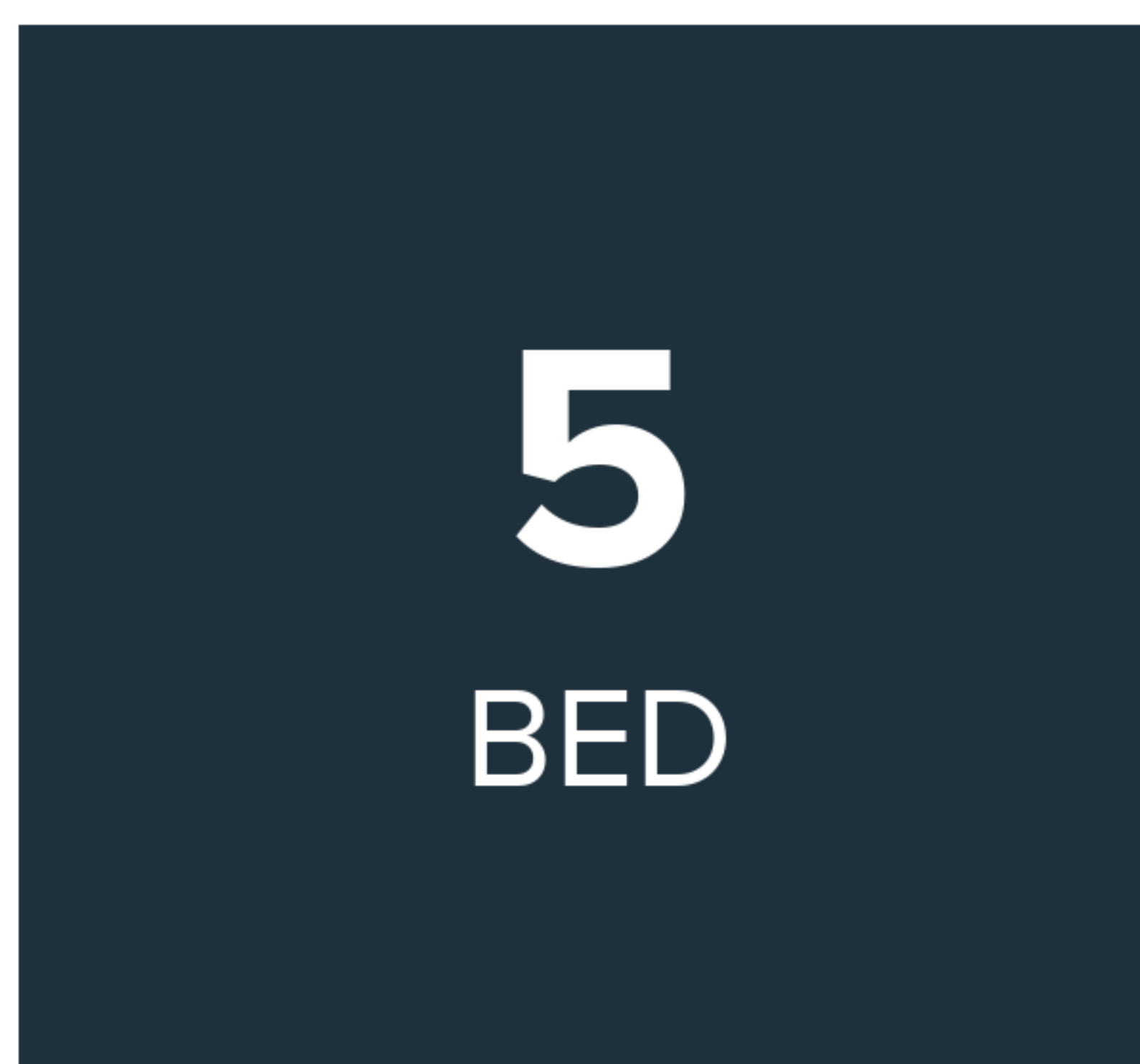
\$524,900



To get listing and finance info about this property, text **LIST4715068** to **800.701.6509**

ABOUT THIS PROPERTY

Welcome to Mostyn Manor Estates nestled in piney forest near Magnolia. HUGE lot measuring 24,698 sq. ft. & boasts 3,621 sq. ft., 5 beds/4.5 baths, game-room w/bar & ice machine & formal dining/living/study. A luxury Gunite heated salt pool w/water & gas fire features is sure to please w/ NO BACK NEIGHBORS! The 440 sq. ft. covered patio outdoor kitchen includes gas grill, boil burner, 2 burner stove, ice machine, NEW mini fridge, sink & built-in ice chest. Recent interior updates to include: new Agreeable gray paint, new chandeliers, new vanity lighting, new indoor/outdoor fans, new cabinet paint, GENERAC 36KW GENERATOR 2016, Colligan water 2



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AREA REPORT

CONVENIENT

This home is in a **convenient** area. Some errands in this location require a car and most major services are within 4 miles.

- GAS 0.5 MI
- ATM 3.1 MI
- GYM 3.7 MI
- MEDICAL 3.7 MI
- CLEANERS 3.9 MI
- GROCERIES 5.2 MI
- PHARMACY 5.7 MI
- COFFEE 8.3 MI
- MOVIE THEATER 12.1 MI



SCHOOL REPORT

SCHOOLS IN YOUR AREA

The assigned schools are **average** for the area. There are also 2 private schools within 5 miles.

- 3 RATING**
PK-5 MAGNOLIA PARKWAY ELEMENTARY SCHOOL ASSIGNED
- 7 RATING**
6-8 BEAR BRANCH J HIGH SCHOOL ASSIGNED
- 6 RATING**
9-12 MAGNOLIA HIGH SCHOOL ASSIGNED



OUTDOOR REPORT

THE GREAT OUTDOORS

This home is located near a variety of outdoor activities.

POPULAR

- PARK ARTIST GROVE PARK (6.1 MILES)
- GOLF COURSE WOODFOREST GOLF CLUB (6.3 MILES)
- DOG PARK BURROUGHS PARK (8.7 MILES)
- LAKE RIVA ROW BOAT HOUSE (12.6 MILES)



FOOD REPORT

NEIGHBORHOOD EATS

This home is located near 2 moderately priced restaurants and has an **average** variety of cuisines.

BY CATEGORY

- FAST FOOD 2
- INTERNATIONAL 1
- AMERICAN 1

