



Single-Family

Active

ML#: **62724169** List Price: **\$385,000**
 Address: **25613 Remington Cove Court** Orig Price: **\$385,000**
 Area: **40** LP/SF: **\$142.59**
 Tax Acc #: **7758-00-00400** DOM:
 City/Location: **Porter** State: **Texas**
 County: **Montgomery** Zip Code: **77365 - 4685**
 Market Area: **Kingwood NW/Oakhurst** Key Map: **295V**
 Subdivision: **Park At Oakhurst 01** Country: **United States**
 Lot Size: **22,109 / Other** Section #: **1**
 Master Planned: **Yes/Oakhurst at Kingwood** SqFt: **2,700 / Appr Dist**
 Legal Desc: **S775800 - PARK AT OAKHURST 01, BLOCK 1, LOT 4** Gar Apt SF:
 Lease Also: **No** Year Built: **2007 / Appr Dist**

Listing Firm: **Texas United Realty**
 Directions: **rock creek**
 Next OH: **Public: Sat Aug 14, 1:00PM-3:00PM**

School Information

School District: **39 - New Caney** Elem: **BENS BRANCH ELEMENTARY SCHOOL**
 Middle: **WOODRIDGE FOREST MIDDLE SCHOOL** High: **PORTER HIGH SCHOOL (NEW CANEY)**

SCHOOL INFORMATION IS COMPUTER GENERATED AND MAY NOT BE ACCURATE OR CURRENT. BUYER MUST INDEPENDENTLY VERIFY AND CONFIRM ENROLLMENT.

Description Information

Style: **Traditional** # Stories: **2** Bedrooms: **4/4**
 Type: **Free Standing** Access: Baths F/H: **2/1**
 New Construction: **No** Appx Complete: Builder Nm:
 Lot Dim: Acres: **.508 / 1/2 Up to 1 Acre**
 Front Door Faces: **West** Garage: **2/Attached Garage**
 Gar/Car: **Auto Garage Door Opener** Carport:

Public Remarks:

ESCAPE TO THE 1/2 ACRE+ WITH A HUGE HEATED POOL WITH WATERFALL & SPA. BRAND NEW ROOF. 4 BEDROOM 2 1/2 BATH ON A GREAT CUL-DE-SAC LOT. TWO STORY ENTRY, FORMAL DINING ROOM (shown as study). SPACIOUS KITCHEN WITH UNDERMOUNT LIGHTING, GRANITE COUNTERTOPS, OPEN TO THE DEN, STAINLESS STEEL SINK.MANY DARK WOOD CABINETS. IF YOU HAVE PETS, YOU'LL LOVE THE BUILT-IN CUTE DOG KENNEL UNDER THE STAIRS.WROUGH IRON STAIRCASE.1/2 BLOCK FROM HEB, US 69, 3 MILES FROM 99, 20 MINUTES TO AIRPORT, NO BATTLING WITH NORTHPARK & KINGWOOD DRIVE/494 TRAFFIC MESS. SEE UPGRADE SHEET FOR ALL OF THE UPGRADES:2 WEEK OLD ROOF, WIDENED DRIVEWAY, GAZEBO, PERGOLA, 22 WATT GENERAC GENERATOR WITH SMART SWITCH IN CASE OF HURICANE, NEW FENCING ON BOTH SIDES, WATER SOFTENER AND 5 STAGE REVERSE OSMOSIS DRINKING WATER SYSTEM,2 SHEDS, PRE-WIRED OUTDOOR SPEAKERS,UPSTAIRS MIRROR,DECORATIVE LARGE CIRCULAR BOWL,2-MONTH OLD POLARIS.SAFE. OPTIONAL ITEMS FOR SALE:POOL TABLE-\$400,OFFICE FURNITURE-\$500, ASHLEY 3-PIECE SECTIONAL-\$800.

Rooms Information

Room	Dimensions	Location	Room	Dimensions	Location
Primary Bedroom	16X14	1st	Bedroom	15X11	2nd
Bedroom	15X10	2nd	Bedroom	13X10	2nd
Breakfast	9X8	1st	Dining Room	14X10	1st
Kitchen	16X10	1st	Den	16X16	1st
Game Room	23X13	2nd			

Bathroom Desc: **Double Sinks, Half Bath, Primary Bath + Separate Shower**
 Bedroom Desc: **Primary Bed - 1st Floor, Walk-In Closet**
 Room Desc: **1 Living Area, Breakfast Room, Den, Formal Dining, Gameroom Up, Living Area - 1st Floor, Utility Room in House**
 Kitchen Desc: **Breakfast Bar, Kitchen open to Family Room, Pantry, Under Cabinet Lighting**

Interior, Exterior, Utilities and Additional Information

Microwave: **Yes** Dishwasher: **Yes** Compactor: **No** Disposal: **Yes**
 Fireplace: **1/Gas Connections** Utility Dist: **Yes** Sep Ice Mkr: **No**
 Connect: **Electric Dryer Connections, Gas Dryer Connections, Washer Connections** Range: **Gas Range**
 Energy: **Attic Vents, Ceiling Fans, Generator, High-Efficiency HVAC, Insulated/Low-E windows, Radiant Attic Barrier** Flooring: **Carpet, Tile, Wood**
 Oven: **Gas Oven** Foundation: **Slab**
 Green/Energy Cert: Countertops: **Granite**
 Roof: **Composition** Prvt Pool: **Yes/Gunite, Heated, In Ground**
 Interior: **Alarm System - Owned, Drapes/Curtains/Window Cover, Fire/Smoke** Area Pool: **Yes**

Alarm, High Ceiling, Prewired for Alarm System, Wired for Sound

Exterior Constr:	Brick	Waterfront Feat:	
Exterior:	Back Yard, Back Yard Fenced, Covered Patio/Deck, Sprinkler System	Water/Sewer::	Water District
Lot Description:	Cul-De-Sac	Cool:	Central Electric, Zoned
Heat:	Central Gas	Golf Course Nm:	Oakhurst Golf Club
St Surf:	Concrete	Exclusions:	Refrigerator, Washer, Dryer, Propane Grill
Restrictions:	Deed Restrictions	Disclosures:	Exclusions
55+ Community:	No		

MgmtCo./HOA Name: **Yes / Spectrum Association Management / 281-343-9178**

Financial Information

Finance Considered: **Cash Sale, Conventional, FHA, Texas Veterans Land Board, VA** Maintenance Fee: **Mandatory/\$650/Annually**

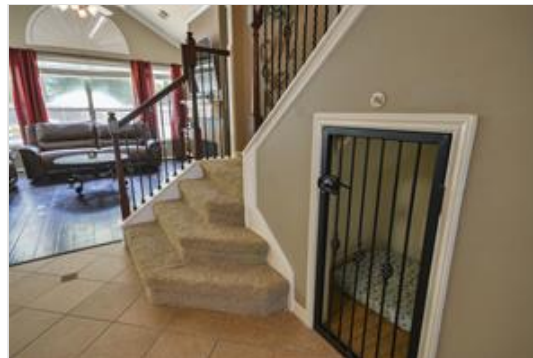
Affordable Housing

Desc:

Other Mand Fee: **Yes/170/Transfer Fee** Tax Rate: **2.9139**

Taxes w/o Exempt: **\$7,662/2020**

<u>Type</u>	<u>Date</u>	<u>Time</u>	<u>Description</u>
Public	08/14/2021	1:00PM-3:00PM	ESCAPE TO THIS 4/2.5/2 ON 1/2 ACRE LOT WITH HUGE HEATED POOL WITH WATERFALL & SPA. BRAND NEW ROOF, ON A GREAT CUL-DE-SAC LOT. TWO STORY ENTRY, FORMAL DINING ROOM (shown as study). SPACIOUS KITCHEN WITH UNDERMOUNT LIGHTING, GRANITE COUNTERTOPS, OPEN TO THE DEN, STAINLESS STEEL SINK.MANY DARK WOOD CABINETS. IF YOU HAVE PETS, YOU'LL LOVE THE BUILT-IN CUTE DOG KENNEL UNDER THE STAIRS.WROUGH IRON STAIRCASE.1/2 BLOCK FROM HEB, US 69, 3 MILES FROM 99, 20 MINUTES TO AIRPORT, NO BATTLING WITH NORTHPARK & KINGWOOD DRIVE/494 TRAFFIC MESS. SEE UPGRADE SHEET FOR ALL OF THE UPGRADES:2 WEEK OLD ROOF, WIDENED DRIVEWAY, GAZEBO, PERGOLA, 22 WATT GENERAC GENERATOR WITH SMART SWITCH IN CASE OF HURICANE OR FREEZE,NEW FENCING ON BOTH SIDES, WATER SOFTENER AND 5 STAGE REVERSE OSMOSIS DRINKING WATER SYSTEM, 2 SHEDS, PRE-WIRED OUTDOOR SPEAKERS,UPSTAIRS MIRROR,DECORATIVE LARGE CIRCULAR BOWL,2-MONTH OLD POLARIS.SAFE. OPTIONAL ITEMS FOR SALE:POOL TABLE-\$400,OFFICE FURNITURE-\$500, ASHLEY 3-PIECE SECTIONAL-\$800.
Public	08/15/2021	1:00PM-3:00PM	ESCAPE TO THIS 4/2.5/2 ON 1/2 ACRE LOT WITH HUGE HEATED POOL WITH WATERFALL & SPA. BRAND NEW ROOF, ON A GREAT CUL-DE-SAC LOT. TWO STORY ENTRY, FORMAL DINING ROOM (shown as study). SPACIOUS KITCHEN WITH UNDERMOUNT LIGHTING, GRANITE COUNTERTOPS, OPEN TO THE DEN, STAINLESS STEEL SINK.MANY DARK WOOD CABINETS. IF YOU HAVE PETS, YOU'LL LOVE THE BUILT-IN CUTE DOG KENNEL UNDER THE STAIRS.WROUGH IRON STAIRCASE.1/2 BLOCK FROM HEB, US 69, 3 MILES FROM 99, 20 MINUTES TO AIRPORT, NO BATTLING WITH NORTHPARK & KINGWOOD DRIVE/494 TRAFFIC MESS. SEE UPGRADE SHEET FOR ALL OF THE UPGRADES:2 WEEK OLD ROOF, WIDENED DRIVEWAY, GAZEBO, PERGOLA, 22 WATT GENERAC GENERATOR WITH SMART SWITCH IN CASE OF HURICANE OR FREEZE,NEW FENCING ON BOTH SIDES, WATER SOFTENER AND 5 STAGE REVERSE OSMOSIS DRINKING WATER SYSTEM, 2 SHEDS, PRE-WIRED OUTDOOR SPEAKERS,UPSTAIRS MIRROR,DECORATIVE LARGE CIRCULAR BOWL,2-MONTH OLD POLARIS.SAFE. OPTIONAL ITEMS FOR SALE:POOL TABLE-\$400,OFFICE FURNITURE-\$500, ASHLEY 3-PIECE SECTIONAL-\$800.











Prepared By: Charles Koenig

Data Not Verified/Guaranteed by MLS
Obtain Signed HAR Broker Notice to Buyer Form

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