



Single-Family Coming Soon

ML#: **23281901** List Price: **\$314,433**
 Address: **[947 Road 6609](#)** Org Price:
 Area: **52** LP/SF: **\$147**
 Tax Acc #: **004130-000021-000** DOM:
 City/Location: **Dayton** State: **Texas**
 County: **Liberty** Zip Code: **77535 - 1176**
 Market Area: **Dayton** Key Map:
 Subdivision: **Encino Estates Sec 1** Country: **United States**
 Lot Size: **30,579 / Appr Dist** Section #: **01**
 Master Planned: **No** SqFt: **2,139 / Builder**
 Legal Desc: **ENCINO ESTATES, SEC 1, BLOCK 1, LOT 21, ACRES .702** Year Built: **2020 / Builder**
 Lease Also: **No**

Listed By: **Texcom Realty, Inc.**

Directions: **From downtown, take Hwy 90 to Dayton, Tx. At Dayton, take 1008 to Kenefick, Tx. Go 1 mile past Kenefick, Encino Estates will be on the left. Turn left onto Road 660, right on to Road 660A, left on to Road 6609. Home will be on the right.**

School Information

School District: **[74 - Dayton](#)** Elem: **[STEPHEN F. AUSTIN ELEMENTARY SCHOOL \(DAYTON\)](#)**
 Middle: **[WOODROW WILSON JUNIOR HIGH SCHOOL](#)** High: **[DAYTON HIGH SCHOOL](#)**

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Description Information

Style: **Mediterranean** # Stories: **1** Bedrooms: **4/4**
 Type: **Free Standing** Access: **Manned Gate** Baths F/H: **3/0**
 New Construction: **Yes/To Be Built/Under Construction** Appx Comp etc: **11/15/2020** Builder: **EMR Builders**
 Lot Dim: **100x306** Acres: **.702 / 1/2 Up to 1 Acre**
 Front Door Faces: Garage: **2/Attached Garage**
 Gar/Car: **Auto Driveway Gate** Carport:

Public Remarks:

Four bedrooms, three bathrooms, just shy of an acre, off of the main boulevard in Encino Estates! With an open family/kitchen space and airy dining room, this home is perfect for entertaining family and friends! The master bedroom, with en-suite bath, features a large walk-in closet WITH build in shelving. This one won't last long - schedule your showing today!

Rooms Information

Room	Dimensions	Location	Room	Dimensions	Location
Primary Bedroom	14 x 16	1st	Bedroom	13 x 11	1st
Bedroom	11 x 11	1st	Bedroom	11 x 11	1st
Family	19 x 17	1st	Dining Room	13 x 11	1st
Kitchen	11 x 16	1st			

Bathroom Desc: **Double Sinks, Primary Bath + Separate Shower, Tub w/shower**
 Bedroom Desc: **All Bedrooms Down, En-Suite Bath, Walk-In Closet**
 Room Desc: **Family Room, Formal Dining, Study/Library, Utility Room in House**
 Kitchen Desc: **Breakfast Bar, Island w/o Cooktop, Kitchen open to Family Room, Pantry**

Interior, Exterior, Utilities and Additional Information

Microwave: **Yes** Dishwasher: **Yes** Compactor: **No** Disposal: **Yes**
 Fireplace: **1/Gas Connections** Utility Dist: Sep Ice Mkr: **No**
 Connect: **Electric Dryer Connections, Gas Dryer Connections, Washer Connections** Range: **Freestanding Range**
 Energy: **Attic Vents, Ceiling Fans, Digital Program Thermostat, Energy Star Appliances, High-Efficiency HVAC, HVAC>13 SEER, Insulated/Low-E windows, Insulation - Blown Cellulose** Flooring: **Carpet, Tile**
 Oven: **Electric Oven** Foundation: **Slab**
 Green/Energy Cert: Countertops: **Granite**
 Roof: **Composition** Pvt Pool: **No**
 Interior: **Crown Molding, Fire/Smoke Alarm, Formal Entry/Foyer, High Ceiling, Prewired for Alarm System** Area Pool:
 Exterior Constr: **Stone, Stucco** Waterfront Feat:
 Exterior: **Back Yard, Porch** Water/Sewer: **Aerobic, Septic Tank**
 Lot Description: **Cleared** Cool: **Central Electric**
 Heat: **Central Electric** Golf Course Nm:
 Surf: **Asphalt** Excusons:

Restrictions: **Deed Restrictions, Horses Allowed** Disclosures: **No Disclosures**
MgmtCo./HOA Name: **Yes / Encino Estates POA / 281-354-1299**

Financial Information

Finance Considered: **Cash Sale, Conventional, FHA, Other, VA** Maintenance Fee: **Mandatory/\$450/Annually**
Other Mand Fee: **Yes/50/Transfer Fee** Tax Rate: **1.8738**
Taxes w/o Exempt: **\$781/2019**

Prepared By: Alejandra Williams

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

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