



For Sale on Market

# \$534,526

Call 7138840322 Today!

## 17016 SWEET IRIS CT, CONROE, TX 77302

### 4 BEDS, 3 FULL & 1 HALF BATH(S)

BEAZER HOMES NEW CONSTRUCTION – Welcome to 17016 Sweet Iris Court, a beautiful home located in the vibrant community of ARTAVIA. This stunning 2–story home offers 4 bedrooms, 3 baths, 1 half bath, and a 2–car garage. Its grand great room features soaring ceilings and expansive windows that flood the space with natural light. The open layout flows seamlessly and is perfect for entertaining. The chef inspired kitchen features quartz countertops, stainless steel appliances, walk-in pantry, and a butler's pantry! This gorgeous home also features a large covered patio that extends outdoor living. Beazer Homes is proud to be America's #1 Energy-Efficient homebuilder. Our FY25 average gross HERS score of 32 (38 if excluding solar) was the lowest of the publicly reported scores for the top 30 U.S. homebuilders by volume identified by Builder Magazine's Top 100 List (based on 2025 total closings). Don't miss your opportunity to make 17916 Sweet Iris yours. Schedule your private tour today!

### GENERAL DESCRIPTION

**Subdivision:** ARTAVIA

**Property Type:** Single-Family

**Bedrooms:** 4

**Baths:** 3 Full & 1 Half

**Stories:** 1

**Garage:** 2 / Attached

**Style:** Traditional

**Year Built:** 2025

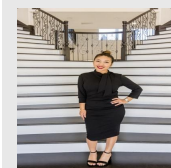
**Building Sqft:** 2,948 / Builder

**Master Planned Community:** Artavia

**Maintenance Fee:** \$1,185 / Annually

**Market Area:** Spring Northeast

**MLS# / Area:** 53774490 / 19



Presented By  
**Alyssa Lienau**

Century 21 Lucky Money

7138840322

Listing Broker  
Beazer Homes

17016 Sweet Iris Ct, Conroe, TX 77302

Visit <https://www.har.com/53774490> for more information