

Exceptional home in Woodland Oaks.

18335661029

1002 Wiley Dr
Magnolia, Texas 77354-2793

Rent: \$2,345.00 **Size:** 2548 SqFt

4 Beds **2.5** Baths **Single Family House**

Deposit: \$2,345.00 USD



Property Description

Coming Soon. This home is currently occupied. While this home is not yet available to tour, we are currently accepting applications. The available date may be sooner or later depending on rehab status. Contact us for more information or apply by visiting our website and review our Application Qualifying Criteria and Pet Guidelines. For showing information, please call 833-566-1029.

Welcoming, gorgeous, charming home with flowing floor plan for family living. Rich wood-like floors are found throughout the downstairs. Off the entry is the formal living/dining room which flows into the fantastic kitchen. Kitchen has gas range, updated black appliances & is completely open to living room. Spacious living room has cozy fireplace & views of the huge backyard. All the bedrooms & gameroom are upstairs including the huge primary bedroom which features ensuite bath that has a large walk in closet, dual sinks & separate shower and soaking tub. Tons of storage & large bedrooms.

All HomeRiver Group residents are enrolled in the Resident Benefits Package (RBP) for \$49.95/month. This includes renters insurance, a move-in concierge service to make setting up your utilities and home services easier, \$1M identity protection, a top-tier resident rewards program, credit building with on-time rent payments, and quarterly HVAC air filter delivery (where applicable). More details are available upon application.

HomeRiver Group has partnered with Rhino to offer an affordable alternative to upfront cash security deposits. Approved residents can choose between paying a standard security deposit OR purchase a deposit replacement policy with Rhino at a fraction of the upfront cost. For more information, visit SayRhino.com.

Pets Accepted (Up to 3) on a case by case basis with approval and payment of applicable fees. \$300 non-refundable pet fee per pet, \$25 mo/rent and pet screening fees per pet prior to move-in. Breed restrictions apply. To review our Application Qualifying Criteria and Pet Guidelines prior to applying, please see Tenant Criteria on our website.

Additional charges may apply, including a \$75/per adult application fee, and \$150 one time lease administration fee. Residents are responsible for yard care and utilities. All info/data contained herein is deemed to be accurate but it is not warranted, photos similar.

RED FLAGS - HomeRiver Group licensed brokerage does not advertise properties on Craigslist, Facebook Marketplace, LetGo or other classified advertising websites. We will never ask for funds through CashApp, Zelle, cash, Venmo, Apple Pay, Paypal or other peer to peer networks. If you believe one of our properties has been listed on these sites by a scammer, please notify the office. Verify office number by Google.

Restrictions

Date Available: 6/17/2024

Dogs: Dogs (ok)

Cats: Cats (ok)

Property Frameworks - Houston

Office Location

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