



# COMMUNITY INFORMATION

## HOA

Chambers Creek Community Association  
936-340-9280  
14940 Chambers Creek Dr.  
Willis, TX 77318  
After-hours Association Emergencies  
1-800-274-3165

HOA Fee \$3,108  
Golf Course Lot \$4,416

## SERVICES

Controlled Access with Attended Guardhouse  
Full-time Lifestyle Director  
Front and Backyard Maintenance

## UTILITIES & SERVICES

Entergy (Electric)  
800-368-3749 entergy.com

CenterPoint Energy (Gas)  
936-295-8767 centerpointenergy.com

Montgomery County MUD # 100  
c/o Inframark (Water & Sewer)  
281-579-4500 chamberscreekmuds.org

Trash Best Trash, LLC  
346-248-5222

US Post Office  
800-275-8777  
609 N Campbell St Willis, TX 77378

UPS Store  
936-856-7310  
502 W Montgomery Willis, TX 77378

RF Meador Branch Library  
936-442-7740  
709 W Montgomery St Willis, TX 7737

## AMENITIES

### *The Summit*

- Resort-Style Outdoor Pool
- Pickleball and Tennis Courts
- Fitness Rooms & Movement Studio
- Multipurpose Room
- Jerry's Cafe

### *Shoreline Park & Marina on Lake Conroe*

- Reserved Boat Slips
- Waterside Walking Trails
- Private Boat Launch

### *Lehman Park & Golf Course*

- Tom Lehman Golf Course
- 18-Hole Putting Course
- Driving Range
- Vineyard (3-acres, Crimson Cabernet & Chardonal grapes)
- Fully-Stocked Recreational Lakes

### *The Preserve*

- 30-acre Nature Park
- Butterfly Meadow
- Trails

### *Trails*

- 20+ Miles
- Hike/Walk/Bike
- Nature Trails & Concrete Paths

### *Community Garden*

### *Happy Tails Dog Park*

300 acres of Green Space

Over 30 Lakes for fishing, kayaking, paddleboarding, etc.

## TAX - TOTAL TAX RATE

Montgomery County	0.3790%
Willis ISD	1.0349%
Lone Star College	0.1076%
Emergency Services Dist 1	0.1000%
Montgomery Co Hospital	0.0497%
Montgomery Co MUD 100	1.3500%

*\*Buyer must independently verify and confirm all information.*

