



Homeowner Guide

Creekside at Estancia
Sales Center - 737-363-1766



Schools

Menchaca Elementary School
1218 FM-1626, Manchaca, TX 78652
512-414-2333

Paredes Middle School
10100 S. Mary Moore Searight Dr.
Austin, TX 78748
512-841-6800

Akins High School
10701 S. 1st St., Austin, TX 78748
512-841-9900



Post Office

7310 Menchaca Rd., Austin, TX 78745
512-416-1094



Utilities

WATER/WASTEWATER:
Austin Water
512-972-1000

ELECTRIC:
Austin Energy®
512-494-9400

TRASH:
Texas Disposal Systems
customercare@texasdisposal.com

CABLE/PHONE/INTERNET:
Spectrum/Charter
833-267-6094

AT&T®
833-708-1538



Police

Austin Police Dept.
512-974-2000



Fire

Austin Fire Dept.
512-974-0130



Homeowner's Association

**Condominium Owner's Association
Lifetime HOA Management**
210-504-8484
contact@LifetimeHOAMangement.
com
lifetimehoamanagement.com

HOA: \$1,500/yr.

Paid at Closing:
\$250 Working Capital Assessment
\$200 Resale Certificate
\$375 Transfer Fee
\$375 Initial Ownership Conveyance
(Prorated Annual Assessment,
Transfer and/or Conveyance
Fees as Applicable)



Public Improvement District

Assessment amount is due annually,
payable to the City of Austin and
subject to change.

For information about amount and
due date, contact the City of Austin
or P3Works, LLC.

P3Works, LLC
PID Administrator
817-393-0353
admin@p3-works.com



Taxing Authority

Travis County Tax Assessor's Office
2433 Ridgepoint Dr., Austin, TX 78754

Contact:
Celia Israel
512-854-9473
TaxOffice@TravisCountyTX.gov

Tax Rate:
1.604214% of the appraised value of
the property*

Notes:



KB Home Warranty

866-262-7623
austincts@kbhome.com



MyKB

- Appointment reminders
 - Maintenance notifications
 - Seasonal home maintenance
 - Warranty documents
- kbhome.com/mykb

888-KB-HOMES | kbhome.com

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*Real estate taxes for homes are determined by multiplying the annual local tax rate by the appraised value of the property, which value may not be the purchase price of the property. It is advisable for buyers to contact the local tax assessor's office for the most current information as it is subject to change.

