

# Homeowner Guide

## Villas at McKinney Crossing in Austin



### Schools

**Newton Collins Elementary School**  
7609 Apogee Blvd.  
Austin, TX 78744  
512-386-3900

**John P. Ojeda Middle School**  
4900 McKinney Falls Pkwy.  
Austin, TX 78744  
512-386-3500

**Del Valle High School**  
5201 Ross Rd.  
Del Valle, TX 78617  
512-386-3200



### Utilities

**Electric:**  
**Bluebonnet Electric**  
800-842-7708

**Water/Sewer:**  
**City of Austin Utilities**  
512-494-9400

**Cable/Phone/Internet:**  
**Spectrum**  
833-267-6094

**AT&T®**  
833-708-1538



### Police

**Austin Police Dept.**  
512-974-2000



### Fire

**Austin Fire Dept.**  
512-974-0130



### Post Office

4516 Burleson Rd.  
Austin, TX 78744  
512-444-1083



### Taxing Authority

**Travis County Tax Assessor's Office**  
5501 Airport Blvd.  
Austin, TX 78751  
Contact: Bruce Elfant  
512-854-9473

**Tax Rate:**  
2.316979% of the appraised value of the property\*



### Condo Owner's Association

**Colby Property Management**  
205 Paloma Dr.  
Temple, TX 76502  
512-826-0500  
manager@colbyhoa.com

**COA Assessments:**  
Master Association, \$240/yr.  
Condo Association, \$720/yr.

**Paid at Closing:**  
\$125 Master Association Working Capital;  
\$350 Condo Association Working Capital;  
\$285 Master Association Initial Ownership Conveyance;  
\$165 Master Association Transfer Fee;  
\$165 Condo Association Transfer Fee

Prorated Annual Assessment,  
Additional Transfer and/or  
Conveyance Fees as Applicable

### Your Important Information:

Villas at McKinney Crossing Sales Center - 512-767-1460

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.

