

# Cool Water

## Community Information

### Schools

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Jarrell Independent School District  
[www.jarrellisd.org](http://www.jarrellisd.org)  
Igo Elementary School  
1601 County Rd 314, Jarrell, TX 76537  
Jarrell Middle School  
101 E. Ave. F, Jarrell, TX 76537  
Jarrell High School  
1100 FM487, Jarrell, TX 76537

### Home Owner Association

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Louie Management 512-746-5014  
<https://sonterrahoea.org/>  
HOA Fees  
\$300 Assessment (Paid at Closing)  
\$29/mo (Park & Rec Fee - Paid to MUD)

### Taxes

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Jarrell ISD	1.1692
Cool Water MUD	0.95
Williamson County Co	0.35567
Williamson County ESD #5	0.0994
Williamson County FM/RD	0.044329
<b>Total Estimated Rate</b>	<b>2.616299</b>

### Utilities

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Bartlett Co-op: Electric	866-797-4839
Sonterra/Cool Water MUD: Utilities	512-746-2622
Suddenlink: Phone/Cable/Internet	844-790-7475

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### Recreation/Entertainment

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Jarrell Memorial Park	512-746-4593
Pecan Springs Karst Preserve	512-328-2481
Blue Hole Park	512-930-3595
Salado Sculpture Garden	254-947-8634
Sonterra Pool & Community Park	512-746-5014
The Gaul Site	512-232-4912
The Vineyard at Florence	512-572-7000

### Shopping

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Salado General Store	254-308-2024
Jarrell Town Center	512-746-2111
Brooksire Brothers	512-746-0900
Tractor Supply Co.	512-746-2199
Jarrell Supermarket	512-746-5071
Walburg Travel Center & Food Court	512-688-5152
Wolf Ranch Town Center	614-621-9000
Jarrell Post Office	512-746-5606

### Dining

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Mexicano Grille	512-746-5262
Love at First Bite	512-746-6124
Starbucks	737-773-2071
McCain's Bakery & Cafe	254-308-2064
Johnny's Steaks & Bar-Be-Que	254-947-4663
Alexander's Craft Cocktails & Kitchen	254-947-3828

\*All information is deemed reliable, but not guaranteed. M/I Homes of Austin, LLC does not endorse, nor is an affiliate of any vendor, business, school, park or club.



All community and area information is deemed reliable, but is not guaranteed School zoning and HOA assessments and fees are subject to change without notice. See New Home Consultant for details. August 2024



M/I HOMES

Welcome to Better