

UPGRADES: 9685 Lake Forest Circle  
Brenham, TX 77833

**\*\* Entire Shop/Garage - Remodeled/Updated \*\***

ALL Exterior of Shop/Garage installed Hardi-Siding  
9 x 20 Room is Fully insulated R-19 and Sheetrocked  
Window Unit and 2 ceiling fans in 9 x 20 room  
New Doors and New Windows Installed  
ALL Electrical replaced and ran underground from house \*\*has separate breaker box  
Hot Water Heater and Washer hook-up

**\*\* Entire House Guttled to the studs \*\***

(All of the following have been REPLACED since purchase)

Electrical from House to Pole Upgraded & ran underground  
Electrical Upgraded throughout house (except 2 small bdrs & attached garage)  
Exterior wall insulation R-19 (interior walls also insulated)  
Fiberglass Front Door  
Front Yard of house fully fenced  
Concrete Driveway Extended to Road  
Garage Door & Opener  
1-Car Carport (attached)  
Kitchen Cabinets  
Maytag Free-Standing Electric Range, Microwave, and Dishwasher  
Light fixtures and Ceilings fans  
Low-E Double Pane Windows and Patio Door  
Marble Tile Countertop in Main Bath  
New Interior Doors  
Quartz Countertops Kitchen and Master Bath  
Sheetrock installed throughout (walls & ceilings)  
Tile & Engineered Wood Laminate throughout  
50 gallon programmable Water Heater  
Tiled Showers  
Toilets, Faucets, and Sinks  
Extended Patio with concrete and pavers

**2012 Metal Roof Installed**

Sun Room/Game Room Completely Rebuilt from ground-up

**2012 Trane, 16 Seer - 4 Ton High Efficiency AC/Heat (10yr transferrable warranty  
10yr parts & 12 yr compressor)**

**2014 Addition 560sf - Master Suite Added (walk-in shower, huge walk-in closet, private  
toilet area) Also included walk-in closets for 2 smaller bedrooms and laundry room**

\*Pex tubing (water lines) installed in room addition

**2017 Covered Pergola**