

# List of Upgrades & Special Features

12815 Lady Jane Court

- AC – 2017
- Roof – 2016
- Water Heater – 2018
- Exterior Paint – 2019
- Interior Paint – 2019
- Beautiful Granite Counter Tops
- Undermount Sink
- Gas Cooktop
- Island Kitchen
- Built-In Desk in Kitchen
- Large, Walk-In Pantry
- Travertine Tile in Kitchen
- Beautiful Back Splash
- Updated Appliances
- Large Breakfast Bar
- Separate Breakfast Room
- Travertine Tile in Breakfast Room
- Crown Molding in Breakfast Room
- Travertine Tile in 2nd Bathroom
- Large Master Bedroom
- Large Soaking Tub & Separate Shower in Master Bath Room
- Crown Molding in most rooms
- French Drain in Back Yard
- Covered Breeze Way to extended Garage
- Office/Study with Closet could be 4th Bedroom
- Beautiful Hard Surface Flooring
- Large Utility Room with Travertine Flooring
- Solar Attic Fan
- Zoned to Excellent Humble ISD Schools
- Summer Creek High School & Stadium!
- So Close to Lake Houston
- Easy Access to Major Highways – Great Location
- Popular Neighborhood of Summerwood
- Lakes, Trails, Playgrounds & Swimming Pool



**"Sellin' with Ellen!"**

**Ellen Burton**

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