

ask the Sellers

FEATURES at 4114 Morningview Drive

EXTERIOR:

Repainted and repaired all exterior trim, siding, stucco and doors
Fresh landscaping in front of home
Almost entire perimeter fencing replaced or re-picketed
Installed automatic metal driveway security gate and fencing
Double pane divided light windows (prior owner)
New roof (5 weeks old)

INTERIOR:

Kitchen:

Custom site-built solid wood cabinetry and floating shelves stained to match the hardwood floors
Kitchen and breakfast bar peninsula fully open to dining room
Stainless appliances: electric ceramic cooktop slide-in range, vent hood, dishwasher, sink, faucet
Square edge granite countertops and beveled edge white subway backsplash with grey grout
Stainless hardware package, cup bin drawer pulls, classic single hole round knobs
Tall step-in pantry (*space for microwave in cabinet pantry to immediate right of refrigerator*)

Guest Bath & Half Bath:

Removed fur downs over guest bath tub to elevate shower head height
Square edge Calcutta Gold quartz countertops matching the rest of the house
12" x 24" porcelain grey toned natural look tile flooring
Classic white subway tub/shower surround in guest bath with light grey color grout
New undermount rectangular sinks and classic single hole chrome faucets
New mirrors and vanity lighting, recessed cans above tubs, stylish cage light fixture in half bath
New toilets, tubs and combination tub/shower faucet hardware
Custom site-Built 36" height vanity with stainless hardware

Master Bath and Closet:

Custom site-built 36" tall double vanity with stainless hardware
Square edge Calcutta Gold quartz countertops matching the rest of the house
12" x 24" porcelain grey toned natural look tile flooring and new mirrors
Classic white subway shower surround with light gray grout and large seated bench
New undermount square shape sinks and classic chrome faucets, new toilet
One of the biggest master closets you are likely to find in Binglewood area with 9' ceilings

GENERAL:

Repainted all surfaces (ceilings, molding, doors, sills, walls, closets, moldings)
Replaced all interior doors with traditional 6 panel look and black knob hardware
Installed stainless packages for all cabinet hardware
New carpet in all bedrooms and closets
New black wood ceiling fan with light fixtures in all bedrooms with separate light and fan switches
Engineered distressed light hardwood flooring in all living areas, master bedroom, stairs and hallway
New water heater installed and recent a/c compressor
PVC supply lines and grounded copper electrical wiring (prior owner)



4114 MORNINGVIEW DRIVE
Houston, TX 77080

4 BEDS | 2.5 BATHS | 2,195 SqFt

