

### FYI to Buyers

Address: 1532 Perugia St. LC, TX 77573

Schools: Elementary \_\_\_\_\_

Junior High \_\_\_\_\_ High School \_\_\_\_\_

#### Neighborhood

Amenities: Community clubhouse, security system monitoring, front yard landscaping, recreation center, planned activities

pool, sports courts, walking trails, fishing ponds  
Flooring material: wood, tile, carpet Countertop material: granite

Cabinet type: Maple wood

Please Provide the Age for the following: ALL 2015 4 yrs. Installed when home was constructed  
A/C: \_\_\_\_\_ # of units: 1 Heater: \_\_\_\_\_ # of units: \_\_\_\_\_

Oven: \_\_\_\_\_ Dishwasher: \_\_\_\_\_ Roof: \_\_\_\_\_

Stove: \_\_\_\_\_ Water Heater: \_\_\_\_\_ Carpet: \_\_\_\_\_

Pool: N/A Pool Equipment: N/A

#### Circle one:

Heat: Electric / Gas Stove: Electric / Gas Oven: Electric / Gas

Dryer: Electric / Gas If Electric are there gas connections also Y or N

Recent Updates? \_\_\_\_\_

#### Energy Saving Features:

Double pane windows, attic vents, radiant barrier, ceiling fans

Attic fans: yes / no Attic vents: yes / no insulated windows: yes / no programmable thermostat: yes / no

Are there any existing warranties? Builder warranties

Have there been any insurance claims? NO

Is there an existing survey? yes

**Utility Cost**

Electric: Average summer	<u>150</u>	Winter	<u>100</u>	) approx.
Gas: Average summer	<u>25.00</u>	Winter	<u>40.00</u>	
Water: Average summer	<u>63.00</u>	Winter	<u>45.00</u>	

Taxes \$10,548 Before exemptions

HOA dues \$3,168 transfer fee \$200

Are there any Exclusions? If so please list

Homestead, over 65

What are the top things that buyers should know about your home?

1. Central location to clubhouse and recreation.
2. original owner
3. Home is sound & energy efficient
4. Like new! Very clean move in ready!
5. Sprinkler system added to Backyard as well as front
6. Covered Back Patio.
7. Upgrades in home including tray ceilings
8. Large Bedrooms and Closets.
9. No Damage or Flooding during Harvey.
10. Front landscaping and security system included with HOA

What days are the following:

Trash

pickup: Monday & Thursday Recycling: Thursday

Mailbox number (if applicable) #6 Any Regular Maintenance agreements? HOA Frontyard

Cost of: Homeowners Policy \_\_\_\_\_ Windstorm \_\_\_\_\_

Flood Insurance Not required \$425 approx.