

2011 Tall Timbers Ln. Pearland Tx 77385

Upgrades and Amenities

There have been over 150k in upgrades to this home including the following:

- Salt-Water Heated Pool with Rock Grotto and Slide
- Extra-Large Raised Hot Tub with Custom Bull Nose Surround
- Tanning ledge
- Raised Ledger Stone Back Wall with Waterfall Sheers
- Bubblers
- Long Underwater Bench along Ledger Stone Wall
- Custom Fire Feature on Ledger Stone Wall
- High-End Outdoor Appliances
- Outdoor Kitchen with Granite
- Covered Patio with Pre-wiring for 4 Speakers
- Outdoor Bathroom with Toilet, Sink, Shower and Extra Room for Pool Toy Storage
- Custom Rock Landscaping in Back Yard
- Custom Tropical Landscaping in Front and Back Yard
- Sprinkler system in Front and Back Yard
- Stained Fence
- Exterior Door to Pool from Master Bedroom added for easy access to pool and hot tub
- Storm Doors Added to all 3 Exterior Doors
- Installed Matching Tile in Bedroom and Closet to Allow for Carefree Access from Pool
- Over \$10k in Plantation Shutters Added to Family Room, Breakfast Room, Kitchen, Front Door, Arches over Front Door, and Semicircle Window in Master Bedroom.
- 3 Car Garage – Far Stall is Extra Wide for Truck or SUV Parking. Two Garage Stalls with Epoxy Floor Protection
- Extra-large Driveway with room for 6 Vehicles plus 3 in Garage for a Total of 9 Parking Spaces
- Garage Doors with Decorative Hardware
- New “Quiet” Garage Door Openers with Keypads Installed in 2018
- Exterior Designer Two-Tone Paint in 2018
- Custom Designer Interior Paint Colors Throughout
- Custom California closet
- Custom Built-ins for Utility Room
- NO Carpet Downstairs
- New 50 Gallon Hot Water Heater in 2019
- Front Porch Area added to Watch Sunsets

Additional Amenities:

- Media Room with Stadium Seating - Prewired for Surround Sound
- Unobstructed View of the Lake
- One House Down from the Neighborhood Park
- Cherry Cabinets
- Hardwood Floors in Both Formals, Family Room, and Study
- Tile in all wet areas and both entries from pool