

UPGRADE LIST

Address: 9302 Paseo Lobo, Texas City, TX 77591

3.05 Acres, 4-5 Bedroom, 3.1 Bath, 5 Car Garage, Barn, Vineyard	YEAR	NOTES
0 1 0 1111 20540 51		
Custom Built Home – 2954 Sq Ft	1987	Plans Available
5 Car Garage		
Separate Electrical Box		
Garage Door Opener on Double Garage Door		
Built in Cabinets & Storage		
Water Well Pump Replaced 2016 & Pressure Tank 2017	-	
6 Stall Horse Barn (Never used for Horses 36'X36'	2004	
Electricity and Lights		
 Large Loft Storage 		
 Built in Cabinets, Storage & Sink 		
 Double Door Entry with 2 Side Entry Doors 		
Roof, Gutters, Downspouts, and 3'X4' Chimney Cap Replaced	7/2018	
White Wine Vineyard –Blanc Dubois		
 100-120 Bottle of Wine Produced each year 		
 Wine Making Equipment to be Given with Purchase at N/C. 		
 ½ Acre Vineyard with 167 Vines 		
 July – Harvest Month 		
Trees - 2 Pecan, Orange Tree, Grapefruit		
All White Wood Fence Post replaced between 2017-2019 set in deep	2 017-19	
n concrete		
Double Windows, Trim work around Windows, (3) Locking Storm		
Doors, Solar Screens		
Interior Features		
Formal Living/Study/Additional Bedroom on 1st Floor with French		
Doors, Crown Molding, Engineered Wood Floors & Closet		
formal Dining Room with French Doors, Opening into Kitchen,		
ngineered Wood Floors, Bay Window		
amily Room features Wood Burning Fireplace, Wall of Hardwood		
Built-in Cabinets with Glass Fronts, Recessed Cans and Doors leading		
o Back Patio, Engineered Wood Floors		

Kitchen -Island with Cooktop (downdraft plumbed underneath cabinet),		
Custom Built Cabinets with Glass Front Doors, Chef's Desk, Windows to		
Front, Tile Floors, Double Ovens		
Breakfast Room overlooks Herb Garden, Tile Floors		
Mud Room - Oversized with Cabinets and Storage, Opens to		
Breezeway to Garage, Tile Floors, Ironing Board Built-In Wall		
	2016	Charren Cromarad
Master Bedroom /Bath – Engineered Wood Floors in Bedroom, Bay	2016	Shower Surround
Window, Three Walk In Closets, Whirlpool Tub with Separate Shower,		Replaced
Double Sinks, Chrome Faucets & Lighting, Blocked and Wired for		
Ceiling Fan, Opens into Backyard Patio		
Stairwell – Engineered Wood Floors and Step Lighting		
Gameroom/Flex Room Upstairs shares Hollywood Bath with Bedroom,		
Red Oak Hardwood Flooring		
Secondary Bedrooms – Red Oak Hardwood Flooring, Finished with		
Built In Desk and Shelving, Walk In Closets, Attic Access (behind		
Shelves – some decking) through doors within Closets		
All Bedrooms have access to Jack & Jill Bathrooms		
Raised Panel Doors Through out		
Notes:		
Well Water & Public Sewer System		
Home Did Not Flood		
 Low Taxes \$2.87 prior to Exemptions 		
Builder Plans Available upon Request		
All Electric Home		