



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
Custom Built Home – 2954 Sq Ft	1987	Plans Available
5 Car Garage <ul style="list-style-type: none"> • 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	
<ul style="list-style-type: none"> • 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 <ul style="list-style-type: none"> • 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 in concrete	2017-19	
Double Windows, Trim work around Windows, (3) Locking Storm Doors, Solar Screens		
Interior Features		
Formal Living/Study/Additional Bedroom on 1 st Floor with French Doors, Crown Molding, Engineered Wood Floors & Closet		
Formal Dining Room with French Doors, Opening into Kitchen, Engineered Wood Floors, Bay Window		
Family Room features Wood Burning Fireplace, Wall of Hardwood Built-in Cabinets with Glass Fronts, Recessed Cans and Doors leading to Back Patio, Engineered Wood Floors		

