

UPGRADES LIST

- ❖ Lot Size 15,902
- ❖ 5 Bedrooms/4.5 Baths
- ❖ 3 Car Garage
- ❖ NO BACK NEIGHBORS
- ❖ Highly Desirable Lot on Low Traffic Street
- ❖ Open Concept Design Perfect for Entertaining Large Gatherings
- ❖ Whole House Water Softener System
- ❖ Tankless Water Heater
- ❖ Spiral Staircase w/Wrought-Iron Double Twist-and-Basket Balustrades.
- ❖ GE Profile Stainless Steel Appliances
- ❖ Massive Granite Island
- ❖ Travertine Backsplash
- ❖ Granite-Top Dual Vanities
- ❖ Extended Height Baseboards
- ❖ 8' Doorways Downstairs
- ❖ Two Oversized Walk-In Closets in Master bedroom
- ❖ Media room (includes black out curtains)
- ❖ Gameroom Upstairs
- ❖ Artisan Hardwood Floors
- ❖ Upgraded Carpeting
- ❖ Secondary Bedroom Down w/En-Suite Full Bath
- ❖ Butler's Pantry
- ❖ Three Car Garage
- ❖ Radiant Attic Barrier
- ❖ Low E-Windows
- ❖ Automated Front Exterior Lighting
- ❖ Extended Covered Patio w/Upgraded Tile
- ❖ Back Patio Wired for Sound
- ❖ Gas line for Outdoor Patio
- ❖ Digital Lock Front Door
- ❖ Sprinkler system (with a pool being built in mind)
- ❖ Gutter & gutter guards on all sides of the home
- ❖ 2 High Seer Carrier AC Units
- ❖ Award winning Ft. Bend ISD schools