

FYI to Buyers

Address: 15806 Chestnut Branch Trail

Schools: **Elementary** Black Elementary

Junior High: Hamilton Middle School **High School:** Cy Fair High School

Neighborhood Amenities: Park
Splash pad

Please Provide the Age of the following:

A/C¹ **# of units**² **Heater**¹ **# of units**²

Oven² **Dishwasher**² **Roof**²
Stove² **Water Heater**² **Carpet/Flooring**²
Pool^{n/a} **Pool Equipment**^{n/a}

Circle one: **Heat:** Electric or Gas **Stove:** Electric or Gas **Oven:** Electric or Gas
Dryer: Electric or Gas if Electric are there gas connections: Y or N

Recent Updates? n/a

Energy saving features: n/a

Are there any existing warranties? no

Have there been any insurance claims? no

Is there an existing survey? Y or N

<u>Utility Cost</u>				
Electric:	Avg. summer	\$ <u>200</u>	Winter	\$ <u>90</u>
Gas:	Avg. summer	\$ <u>25</u>	Winter	\$ <u>50</u>
Water:	Avg. summer	\$ <u>120</u>	Winter	\$ <u>50</u>

Taxes: \$ 4800

HOA Dues: \$ 520

Are there any Exclusions? If so please list:



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

1. almost two years old in brand new neighborhood
2. 4 bedrooms
3. large kitchen island, great for entertaining.
4. open concept also good for entertaining
5. no backneighbors
6. separate tub and shower
7. large master closet
8. covered patio.
9. Great neighbors
10. Easy access to 290, 99 and 249

What days are the following?

Trash Pickup: tuesday and friday

Recycling: friday

Mailbox number (If applicable): 12

Any Regular Maintenance agreements? no

Cost of:

Homeowners Policy: N/a

Windstorm: N/a

Flood: N/a



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