

# Upgrades

28602 Hayden Park Drive, Katy TX 77494

## Pool Spa Area

- Saltwater Pool & Spa
- Waterfall & Weeping Wall
- Remote Control
- Colored LED Pool Lights
- Pebble Tec Finish
- Can Switch to Chlorine.
- Freshly Painted Cool Deck
- Outside Pool Bathroom
- Gas Fire Pit

## Lot Landscaping

- 13,174 sf Corner Lot
- Private Backyard
- Flagstone Walkway Behind Pool through Raised Garden
- Raised Front Flowerbed Lined with Decorative Stone
- Mature Landscaping
- 3-Car Non-Tandem Garage with Side Drive In

## All New

- Roof
- Air Conditioners
- Hot Water Heater
- Carpet
- Interior Paint
- Garage Doors

## Outdoor Kitchen

- Large Covered Patio
- Stamped Concrete
- 30" Stainless Steel Gas Grill & Rotisserie by Fire Magic
- Built In Stainless Trash by Fire Magic
- Stainless Steel Double Door Storage by Fire Magic
- Frigidaire Outdoor Refrigerator
- Outdoor Speakers on Patio and Garden for TV and Bluetooth
- Wired for Television
- 3 Electrical Outlets

## Walking Distance

- Wolman Elementary (KISD)
- Neighborhood Pools & Parks
- Reserve & Walking Trails

## Interior Upgrades

- Updated Kitchen Tile & Backsplash
- Updated Powder Room
- Engineered Hardwood Floors in Living Room, Dining Room, Foyer & Den
- Stone Gas Fireplace to Ceiling
- Ceramic Gas Fireplace Logs
- Built In Display Shelves & Cabinets Surround Fireplace
- Extended Kitchen Cabinets & Counters
- Built In Kitchen Desk
- Extra Windows Added to Breakfast Room
- Media Room with Shaded Windows
- Huge Game Room
- Large Secondary Bedrooms
- Built In Laundry Chute
- Medicine Cabinets in Every Full Bathroom