

9141 Briar Forest Drive

HUDSON ON THE BAYOU

Kitchen/Breakfast/Dining

- Downstairs taken to studs and redesigned
- Expansive island with waterfall countertop and bar seating
- New Low maintenance quartz countertops
- Under cabinet lights
- New custom-made cabinets and door hardware with soft close hinges
- Hardwood floors
- New professional grade stainless appliances including:
 - * 48-inch 6-burner gas range with griddle
 - * 2 dual-zoned wine refrigerators
 - * 68-inch double wide refrigerator/freezer
 - * New convection oven microwave
- Bronze farmhouse sink with designer faucet
- Dedicated coffee bar
- All new designer lighting

Family Room

- Hardwood floors
- High ceilings
- New recessed lighting
- New doors leading to the deck

Master Bedroom/Bath

- Hardwoods and tile flooring
- Quartz countertops
- New custom bowl sinks, designer hardware and European style tub
- Custom-built shower with marble surround, frameless barn style sliding glass door and 2 designer rain heads and spray wands
- New lighting
- New mirrors
- New barn doors

Secondary Bathrooms

- New Quartz countertops
- New custom bowl sinks, designer hardware, tubs and custom-built shower with subway tile and custom faucet
- New designer lighting and mirrors
- New tile flooring

Secondary Bedrooms on the 2nd Floor

- Hardwood flooring
- New lighting

Game room and 3rd Floor bedroom

- New Carpet

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INTERNATIONAL REAL ESTATE

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Study

- Harwood floors
- Moroccan handmade tile on fireplace surround

Electrical/Plumbing

- New light fixtures throughout are all LED
- New electrical wiring throughout the house and a new electrical panel
- AC unit with new ducts between first and second floor
- New PECS plumbing throughout the house
- New gas lines throughout the house
- Custom built outdoor kitchen with grill, sink and wine refrigerator

Other Updates

- New front door
- New double-paned windows on first floor
- Fresh interior/exterior paint throughout
- Elevator serviced and updated.
- Boards replaced and painted on lower deck
- Designer tile installed on second deck
- New landscaping in front of home
- New AC thermostats
- New bead boarding in the garage
- New fence on the small side yard

*All Per Seller

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