

Property Details, Upgrades & Amenities List

Property Address:

Please help Buyers understand why this is the house for them with Upgrades list (Details) neighborhood amenities. (Disclaimer): All information is for reference purposes only; buyer must verify all information independently through designated professionals and sources.

Detailed List of Upgrades since Purchase:

1.	Bosch Dishwasher
2.	Vent A Hood Exhaust
3.	Bosch gas range
4.	GE CONVECTION OVEN
5.	NEW LIGHT FIXTURES -
6.	Custom Woven wood blinds
7.	LED LIGHTS
8.	NEWER HARDWARE
9.	SLIDING DRAWERS IN Kitchen Cab -
10.	Reverse Osmosis , whole house water filter

List of Neighborhood & Subdivision Amenities:

1.	Gated sub	6.
2.	HOA - water, sewer	7.
3.	Gate maintenance	8.
4.	Zone 2 Garden Oak	9.
5.	Elementary	10.

Why you decided to move to this neighborhood & what you enjoy most about your community:

1.	close location to downtown
2.	close to good restaurant.
3.	close to medical services
4.	close to the Galleria AREA
5.	
6.	
7.	
8.	
9.	
10.	

AVERAGE BILLS PER MONTH APPROX.

ELECTRIC	\$50 to \$185
WATER/SEWER	Included in HOA
GAS	\$15 to \$40
YEARLY HOA FEE	\$2,400
EXTRA AMENITIES FEE	N.A.

AGE OF EQUIPMENT APPROX:

WATER HEATER	9 (Tankless)
NUMBER OF HVAC UNITS	1
AGE OF AC CONDENSOR	9
LAST TIME HVAC SERVICED	APRIL 2019 (Yearly Contract)
WATER SOFTNER	9 years (Whole House)
GARAGE DOOR	9 years (2- individual, separate controls)
ROOF	9 years

