

109 Riverbrook

In 1994, the original owner of this home reported that, due to a extremely heavy rain, this house had an inch of water inside. The current owners bought the house, in 2000, knowing it was in a flood plain.

The house did not have any problems until Hurricane Harvey. At that time, twenty-seven inches of rain came in. The same day, the water receded without any silt, mud, or sand inside the house.

The entire downstairs was then gutted and treated with Clorox. The Clorox-treated studs were left to dry, with professional humidifiers, for two weeks. After the downstairs was completely dry, the downstairs was treated with Kilz and the entire house was repainted both inside and out.

This house now has all new plumbing and electrical wiring. It also has all new triple-pane, double-hung windows. New light fixtures were installed and some interior walls were removed to make an open-concept downstairs.

All new kitchen appliances were installed. A large island and counters are also new and installed at that time. An Insta-Hot Water tank supplies hot water to the entire house.

The new downstairs tile flooring was included in this construction. The stairs and the upstairs were recarpeted. The bathrooms, up and downstairs were completely remodeled.

There is a four-car garage, complete with air-conditioning and heat. At this time, it is configured as a "Man Cave" but can be returned to a garage easily. Even without moving anything, the area can still be used to park cars.

The roofing is two years old and suffered no damage during Harvey.

Jackie and Daniel Emmons wish to say that they have loved this house for nineteen years. They hope that the new owners will love it just as much as they have.