

**3606 Dolan Trail Ct, Pearland TX
Features and Upgrade List**

Front exterior	Brick on all four sides of the house	\$3,856.00
	Single-door two car garage	\$1,100.00
	Wrought iron 6 foot 8 inch front door	\$ 940.00
	Coach lights (4) in front porch with switch and Phillips Hue smart wifi lights	\$ 720.00
	Google Nest smart wifi doorbell installed	\$ 454.00
Backyard	Extended covered patio in the backyard	\$8,210.00
	Outdoor tile on covered patio	\$1,948.10
	Sink rough for patio kitchen in backyard	\$ 645.00
	Exterior patio flood lights (2) and pre-wire and switch	\$ 430.00
	Exterior fan and block/wire for fan in patio	\$ 375.00
	Additional gas line to back patio	\$ 325.00
	Backyard landscaping	\$ 300.00
	Relocate patio light switch to inside near breakfast nook	\$ 50.00
Bathrooms	Additional half bathroom	\$2,800.00
	Standup shower in guest suite bathroom	\$1,100.00
	Master bathroom vertical accent tile	\$ 700.00
	Jetted tub in master bathroom	\$ 555.00
	Bench tile shower seat in master bathroom and guest ensuite bathroom	\$ 500.00
	Upgraded secondary bathroom granite countertop	\$ 499.00
	Shower wall built-in tile niche for master bathroom and guest ensuite bathroom	\$ 420.00
	Upgraded master bathroom granite countertop	\$ 416.00
	Upgraded waterproof recessed can lights over shower/tub all bathrooms	\$ 360.00
	Tub spout in stand up shower in master bathroom and guest ensuite bathroom	\$ 260.00
	Upgraded (enlarged) standup shower in master bathroom	\$ 100.00
Kitchen	GE Imperial Vent hood exhaust in kitchen	\$1,275.00
	Upgraded kitchen granite countertop	\$ 986.00
	Upgraded 5 burner GE cooktop	\$ 720.00
	Kitchen backsplash detail behind range	\$ 625.00
	Cabinet panels to enclose refrigerator	\$ 590.00
	Pendant lights and pre-wire and switch over kitchen countertop	\$ 570.00
	Kitchen stainless steel sink	\$ 500.00
	Upgraded kitchen cabinets for microwave and oven	\$ 500.00
	Bank of drawers under cooktop for large pots and pans	\$ 235.00
	Spice rack on pantry door	\$ 150.00
	Trash can drawer	\$ 120.00
Living Area	Custom designer Hunter Douglas window treatment	\$2,200.00
	Tile instead of carpet in family room, extended entry and entire hallway	\$3,799.05
	Structured CAT 5 wiring in entire house for high speed Gigabit Ethernet	\$ 615.00
	Upgraded carpet padding in entire house	\$ 412.30
	Concealed floor plug electrical outlet in family room	\$ 335.00
	Additional gas line to utility for gas dryer	\$ 325.00
	Additional electric outlet with conduit run in family room for wall mounted TV	\$ 270.00
	Block/wire for future fan install in Library	\$ 135.00
	Additional electrical outlet in utility and family room	\$ 130.00
Master	Fan and block/wire for fan in master bedroom	\$ 325.00
	Additional electrical outlet in master closet	\$ 130.00
	Additional cable tv outlet in master bedroom for wall mounted TV	\$ 80.00
Garage	Chamberlain belt driven wifi smart garage door opener installed	\$ 470.00
	240 V 30 A outlet in garage for electric car charging	\$ 250.00