

\$2,950 Home Owner's Association Fees Include:

- 100% Water Bill Paid – Water + Drainage (City of Houston). Includes Homeowner Water + Common Area & Landscaping.
- Association Membership
- Front Lawn Irrigation & Landscaping Maintenance and Improvement
- Trash Pickup (Monday & Thursday)
- Community Amenities: Clubhouse, Pool, Tennis Courts, Common Area & Parking Lots
- Paint (exterior): 6 Year Cycle – Caulking, Priming, & Painting Front, Side, & Rear of home.
- Feral Cat Control
- Common Area Insurance
- Monthly Newsletter & Resident Phonebook
- Security Patrol (daily)
- Fence (facing common area) Maintenance, Repair, & Replacement
- Security Light – Property has 1 with Yearly Stipend

Homeowner Improvements:

- Water Heater (2010)
- Whole Home Re-pipe – PEX Piping (2017)
- Genuine Oak Wood Flooring (Tar & Screed) (2015)
- Top Grade Granite Counter Tops (2015)
- Remodeled Kitchen (2015) – Cabinets & Appliances (Refrigerator, Glass Top Stove & Double Oven, Stove Exhaust)
- Built-in Mini Bar (2020)
- Silestone Fireplace (2015)
- Open Floor Plan (2015)
- Windows – Transferrable Lifetime Warranty (Window World) & Lifetime Glass Breakage Replacement (2020)
- Exterior Doors (2020)
- Front Paint Cycle - (2020)
*Extra Fee Paid for Brick Coverage (not usually included in HOA Paint Cycle).
- Outdoor Patio Remodel – Built-In KitchenAid Grill, TPO Roof, Wired for TV and Audio Speakers (2019)
- Back & Garage Paint Cycle (2017)
- Master Bath Remodel (2020)
- Master Closet Remodel with Barn Doors (2020)
- Guest Bath Remodel (2020)
- Half-Bath Remodel (2019)
- Interior Paint (2020)
- New Carpet (2020)

Willing to Sell:

- Refrigerator
- Simply Safe Security System
- Any Furniture or TV
- Washer/Dryer