

## Favorite things...

- So close to a fantastic school! Very short walk for both school activities and the excellent park/fields!
- The fact that it has been taken down to the studs with updated electrical and plumbing (major addition of second floor in 2006)
- Attention during 2006 renovation to keep the original front/charm of the house in tact
- Preservation of one of the original homes of the neighborhood
- Remodeled/updates 2018
- Built faux fireplace in 2018
- All new shutters on all bedroom windows upstairs 2019
- 4 very large bedrooms; nooks in kids rooms
- The several extra storage areas not typically found in the older historic homes
- A stand alone large laundry room inside the house
- A Large master closet
- A separate office space
- Eat in kitchen
- Pantry with wine fridge and appliance closet area with builtins
- The large backyard (especially for the size of the lot)-- have several pool designs/quotes
- Proximity to Rice University
- Being able to walk to the village and all of the amenities there
- Easy access in and out of the neighborhood
- Great neighbors and family friendly street/block with 20-30 kids!