

Awesome 2011 Custom Brick & Stone Home - 1 & ½ Story with Pool, In Great El Lago Neighborhood

- 3 to 5 Bedrooms with 3 ½ bath
- Master w/ full bath & walk-in Closet
- 2 bedrooms with walk-in closets, individual sinks, shared Jack-Jill full bath
- Office with clothing closet and tech closet or bedroom 4
- Texas Attic/Game Room with Full Bath or bedroom 5
- Dining room
- Kitchen with breakfast nook and custom cabinetry
- Utility Room w/ sink
- Family Great Room with open Kitchen access
- Backyard patio / Pool / Jacuzzi / Bar / Front yard
- 3 car garage with a 2car door garage door opener
- Home exterior painted July 2020
- Roof built in 2011 with 30 year shingles
- House measurements TBD

Structural specifics

- Never flooded and elevation raised to 16' prior to new build
- 16" joists with top/bottom metal braces for storm protection
- Double pane windows throughout home
- Attic spaced is both radiant barrier and foam insulated, for low monthly electric bills
- Attic space internal partially deck
- Attic space over garage, fully decked
- Tankless Water Heater
- AC
 - Outside unit replaced Q2 '19
 - Internal evaporator coils replaced Q2 '18
 - Blow/Motor replace Q2 '20
- Real wood floors
- Bedrooms carpeted
- Kitchen/Bathrooms/Utility rooms tiled
- Bedrooms, Family, Kitchen wired for ethernet & coax

Grand Entrance specifics

- 17' Vaulted Ceiling
- Master Staircase
- Dining Room offset
- Master Hall, great for family albums

Dining Room specifics

- 13' x 12'
- Formal dining room with 11' vaulted ceilings

Master Bedroom/Bath specifics

- Measurements tbd
- 11' ceilings with recessed lighting
- Sitting area
- Patio door access
- Full Deep Tub
- 2 sinks
- Separate Shower with bench
- Private toilet
- Walk-in bright closet with AC

Guest bedroom 1 & 2 specifics

- Measurements tbd
- Walk-in closets
- Individual sinks
- Shared Jack-Jill full bath

Family / Great Room specifics

- Measurements tbd
- 11' ceilings with recessed lighting and ceiling fan
- Gas Fireplace
- French Doors to Backyard: double pained glass
- Real wood floors
- Surround sound wall mounted speakers
- Long counter bar into Kitchen
- Extended hall pantry for small appliances/cookware/other
- Guest ½ bath

Kitchen specifics

- Measurements tbd
- 11' ceilings with recessed lighting
- Granite counter tops
- Granite island with sink
- Matching stainless steel appliances leaving
- Refrigerator 1yr old,37.1 cu. ft
- Gas Stove with double, convection oven
- Microwave/Convection Oven above stove
- Dishwasher
- Lighting under cabinets
- Large pantry with deep shelves
- Breakfast Nook

Office Specifics

- Office space tbd
- Tech closet
- Clothing closet

Utility Room specifics

- Large sink with cabinet for laundry Measurements tbd
- Washer/Dryer hookups
- Large sink with cabinet assistance
- Tall Garment shelves for air drying
- Full Freezer hookup
- Room for brooms/mops/ironing
- Inside attic access
- Garage access

Backyard patio / Pool / Jacuzzi / Bar / Front yard specifics

- Inground Pool with water fall and wading area/sprinkler
- Jacuzzi
- Covered patio full width of the house
- Vaulted Porch with great beam
- Recessed porch lights
- 3 Ceiling Fans
- Granite Bar with sink (hot/cold water) to assist with outdoor cooking
- External gas hookup for grilling
- External gas hookup for generator with concrete pad
- Outdoor speakers connect back to master surround sound system
- Coax TV hookup
- 16' x 10' shed with LED lighting, AC, and built-in work benches
- Flower beds, Grape Vines, Blackberry bush, and Herb garden
- Hummingbird flowers/attractants
- Easy backyard access to park/school
- Side access – Double gate for boat/trailer/camper
- Productive lime tree
- Mayhaw berry bush in front yard