

## Features & Updates – 16835 Gypsy Red Drive, Cypress, TX 77433

- 4 bedroom and 3 ½ bath – 3,949 square foot
- Built in 2012 by Trendmaker - 2 story on 12,361 square foot lot
- Hardwood flooring in Foyer, Dining, Living and Primary Bedroom
- Study located off the foyer with French Doors, crown molding and tray ceiling
- Dining room located off the foyer with crown molding and tray ceiling
- Living room with 2 story ceiling, wrought iron spindles on staircase and catwalk, gas log fireplace, surround sound speakers convey w/home, plenty of windows for natural light
- Kitchen features stainless steel appliances, large island with upgraded granite and backsplash
- 2 car garage with automatic door and 10x12 dedicated storage area
- Primary bedroom with high ceiling, crown molding, hardwood floors, en-suite bath with dual vanities, separate whirlpool tub and glass enclosed shower with two heads
- Large game room upstairs and open media room area (half wall) which is wired for surround sound and projector
- 3 secondary bedrooms and two full baths located on second floor
- Pool/Spa – built in 2014 by Triton – heated, LED lights, Pebble Sheen finish, 3 ton moss rock waterfall feature with additional weeping walls around the pool, in floor cleaning system, all features operated by remote control, decking surrounding pool has Cool Deck coating, umbrella sleeves, deepest area is 7 ½ feet.
- Covered patio area with 2 ceiling fans and 2 TVs
- Water softener installed March 2019
- Garage door spring replaced December 2019
- Dishwasher replaced May 2019
- Pool system motherboard replacement – 2019
- Ring doorbell and Ring Floodlight/Camera above garage convey with home
- Full exterior sprinkler system
- Alarm system
- Walking distance to neighborhood dog park, community center and walking trails