

# INTERVIEW WITH THE SELLERS

Valuable insight on owning this home



## PROPERTY ADDRESS:

4507 Tangle Creek Lane, Spring, TX 77388

1. Why did you decide to buy this home for yourself?

Wanted a house big enough for the family with a pool

2. What do you think are the best features of your home?

Pool, large enough for huge gatherings.

3. Tell me what you like best about your neighborhood?

HOA works fairly diligently to keep the area nice. Neighbors are good people, rare to have too much noise after 9pm except holidays.

4. What are your favorite places for recreation, shopping and eating nearby?

Everything is nearby relatively speaking, the house feels like its away from everything, but its only 20 minutes from the Woodlands.

## Useful Property Information

5. What are your average utility bills?

	SUMMER	WINTER
Average Electric Bill	350-450	100-250
Average Gas Bill		
Average Water Bill		

6. How old are the the following items?

	UNIT 1	UNIT 2
Air Conditioning	6	
Furnace		
Water Heater	9	
Dishwasher	4	
Garbage Disposal	2	
Pool	U	
Pool Pumps	U	

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7. Please list any updates/upgrades made to the property.

UPGRADES / UPDATES	YEAR COMPLETED
Roof redone including decking and solar block	2017
Siding redone using Hardy Plank	2017
Attic Cleaned and new insulation blown in	2018
AC ducting completely redone, all new, added 2 intakes	2015
Double pain vinyl storm windows	2010
New AC system	2013

## Exclusions

**Included When Selling a Home:** Any equipment and appliances, valances, screens, shutters, awnings, wall-to-wall carpeting, mirrors, ceiling fans, attic fans, mail boxes, television antennas and satellite dish system and equipment, mounts and brackets for televisions and speakers, heating and air-conditioning units, security systems, fire detection equipment, wiring, plumbing and lighting fixtures, chandeliers, water softener system, kitchen equipment, garage door openers, pool cleaning equipment, shrubbery, landscaping, outdoor cooking equipment, and all other property owned by seller and attached to the above described real property. Any window air conditioning units, stove, fireplace screens, curtains and rods, blinds, window shades, draperies and rods, door keys, mailbox keys, above ground pool, swimming pool equipment and maintenance accessories, artificial fireplace logs, and controls for: satellite dish systems, garage doors, entry gates and other improvement and accessories.

8. Are there any exclusions, or items you are not including, with the sale of the property?

No     Yes    (Please be sure to reference above list of inclusions)

If Yes, please list any exclusions below: