

FYI to Buyers

Address: 9501 Pemberton Crescent

Schools: **Elementary** Longfellow

Junior High: Pershing **High School:** Bellaire

Neighborhood Amenities: Gated community, common area shared by neighborhood

Please Provide the Age of the following:

A/C¹ **# of units** 2018

Heater¹ **# of units** 2009

Oven ²⁰⁰⁹

Dishwasher ²⁰⁰⁹

Roof ²⁰⁰⁹

Stove ²⁰⁰⁹

Water Heater ²⁰¹²

Carpet/Flooring ²⁰⁰⁹

Pool

Pool Equipment

Circle one: **Heat:** Electric or Gas **Stove:** Electric or Gas **Oven:** Electric or Gas

Dryer: Electric or Gas if Electric are there gas connections: **Y** or **N**

Recent Updates? Exterior house painting 2017, Paved Back Yard 2018, Master shower Floor Tiles 2020

Energy saving features: Tankless water heater

Are there any existing warranties? A/C unit

Have there been any insurance claims? Yes - rain damage through windows 2017

Is there an existing survey? **Y** or **N**

Utility Cost

Electric: Avg. summer \$ **Winter** \$

Gas: Avg. summer \$ **Winter** \$

Water: Avg. summer \$ **Winter** \$

Taxes: \$ 810/mo

HOA Dues: \$ 159/mo

Are there any Exclusions? If so please list:



What are the top things that buyers should know about your home?

1. Single occupant - low natural wear
2. Corner unit/ not directly next to another house on one side of house
3. Gated community
4. Paved back yard- no maintenance
5. Never flooded - not in floodplain
6. Easy access to major freeway 610 loop
7. Close to Medical Center
8. _____
9. _____
10. _____

What days are the following?

Trash Pickup: Tuesdays and Fridays

Recycling: Fridays

Mailbox number (If applicable): # 3

Any Regular Maintenance agreements? No - Included in HOA annual fee

Cost of:

Homeowners Policy: \$ 1600/year

Windstorm: _____

Flood: none required



Blake Jessee
713-594-6912

blake@homeswithcrossroads.com
www.homeswithcrossroads.com