4343 Schlipf Road, Katy, TX 77493

4 BEDROOMS   4.5 BATHS   5553 SF HOME   10 ACRES $1,399,000

Interior Features

- *Hidden storm room – built to stop a 2x4 at 60 mph*
- *Electrical control room*
- *Electrical sub-panel with 30 amp connector for generator/solar/wind input*
- *400 amp electrical supply to house*
- *Cellulose insulation throughout = low electric bills*
- *5-ton 4-zoned AC system*
- *Rheem dual electric/heat pump water heater*
- *Pex manifold plumbing system*
- *Media room with 7.1 surround sound pre-wired*
- *Living room with 7.1 surround sound wiring and in-wall speakers*
- *Well water, and whole house filtration system, potassium salt water softener*
- *Central vacuum system*
- *Energy efficient ventless gas fireplace in living room*
- *Un-airconditioned fully finished storage/hobby room over garage*
- *Dedicated stairwell from garage to storage/hobby room*

- *Butler's Pantry / Dry Bar with wine chiller and diamond bin wine storage*
- *Induction cooktop, and double ovens*
- *Two granite kitchen sinks*
- *Full sized side-by-side refrigerator / freezer*
- *Cherry stained cabinets in kitchen*
- *Owner's Suite: custom built closet organization system*
- *Owner's Suite: pedestal tub, bidet in commode room; and a private shower*
- *Owner's Suite: double-sided gas fireplace*
- *Bamboo flooring in dining room and office*
- *Three staircases, located in foyer, behind kitchen, and in garage*

Exterior Features

- *Oversized septic system*
- *20 – 50 amp sockets in garage*
- *Oversized 4 car garage, with extra depth and center work area*
- *Fully insulated garage*
- *RV parking area with 20A/30A/50A supply*
- *RV parking has separate meter/waste connector with sump pump to septic*
- *Porte Cochere, and motor court parking pad behind garage*
- *Large patio plumbed with natural gas supply*
- *Natural gas supply in rear of garage for generator*
- *Prewired for pool and equipment*
- *AC condenser coil replaced in 2020*
- *Foundation pad was built up 3½ ftt.*
- *Pond 14,520 SF (1/3 ACRE) stocked with wide mouth bass and turtles*
- *Currently has a TX AG Tax Exemption for hay production*

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