

# Things We Love About Our St George Place Home at 5333 Val Verde Street, Houston TX 77056

## St. George Place

- The easy access to both interstates 610 & 59 and to the Westpark Toll Road
- The location has been wonderful during the pandemic as there is wonderful walking/jogging paths near the elementary school & The Waterwall to get fresh air
- We can walk to The Galleria!
- Very quick drive in The Uptown Park with its fabulous shopping and restaurants
- Friendly, safe neighborhood with our private security patrolling 24/7
- So close to many groceries, countless other stores and restaurants

## Our Home

- The open floor plan on the main floor makes ours the perfect home for entertaining and hosting guests
- 2-story family room gives the living area an open, airy feel
- Very recently installed hardwood floors in the family room gives the main level a cohesive feeling
- Kitchen was remodeled in 2020 with brand new quartzite countertops, new elongated breakfast counter, island cabinetry and a pantry. So much storage space!
- The unique kitchen layout with the stove top facing the living room is wonderful to watch TV while cooking in the kitchen
- Very spacious bedrooms mean that each person has enough space to comfortably have their work-from-home desk setup in each bedroom
- All 4 bedrooms have ensuite bathrooms which means no one has to share a bathroom with other family members
- Small but well-maintained backyard with outdoor patio makes it the perfect entertaining space that requires practically no maintenance!
- Upstairs laundry room is conveniently located with quick access to both Primary bedroom and another upstairs bedroom
- AT&T fiber is already set up; up to 1000 Mbps Wi-Fi speed
- New A/C unit installed in 2019 means no worries in the Texas summer heat!
- Not an inch of wasted space on the main or 2nd level
- Very recently added full bathroom with built in desk on first floor is perfect for a guest bedroom or as a living/working space
- New coat closet in entryway means there is a separate broom closet in garage hallway
- Very recent built-in storage in the garage creates plenty of storage space for surplus stuff that would otherwise live in the attic!

Information offered by homeowners late January, 2021