

INTERVIEW WITH THE SELLERS

Valuable insight on owning this home



PROPERTY ADDRESS:

2211 River Falls Drive, Humble, TX 77339

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

Newlywed starter home

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

Fireplace, floors, kitchen, bathrooms, subdivision, master bedroom suite

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

Quiet, close to 59 but not too close, did not flood during any of the storms, green belt trails, lots of room, excellent schools, filled with green vegetation and wildlife.

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

Town center in Kingwood has amazing restaurants and shopping.

Useful Property Information

5. What are your average utility bills?

	SUMMER	WINTER
Average Electric Bill	275	150
Average Gas Bill	20	50
Average Water Bill	40	40

6. How old are the the following items?

	UNIT 1	UNIT 2
Air Conditioning	1996	
Furnace	1996	
Water Heater	?	
Dishwasher	2017	
Garbage Disposal	2017	
Pool	N/A	
Pool Pumps	N/A	

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

UPGRADES / UPDATES	YEAR COMPLETED
Tile floors in living room, hallway, bedroom, master, master bath closets.	2020
Outdoor patio fans	2019
Chandelier dining room	2019
Light fixtures breakfast area	2019
Shower heads in master and guest	2021
New French drain system	2021
New exterior paint	2021
Interior paint and baseboard instillation	2020
New fence section	2021
New landscape	2021

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: