

INTERVIEW WITH THE SELLERS

Valuable insight on owning this home



PROPERTY ADDRESS:

19435 Sorrel Stallion Trail, Tomball, TX 77377

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

We fell in love with the home at first sight. From the curb appeal of the French Country elevation, to the 12-foot ceilings and open floor plan, this home was everything we were looking for. The neighborhood itself, including miles of walking trails, several large ponds/lakes, and featured amenities including the resort-style pool and gym were added bonuses.

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

Elevation/curb appeal, modern style and clean lines throughout the design, and open floor plan are the best visual appeals. The backyard has mature landscaping with 8 foot + foliage surrounding the perimeter of the yard and a 12 foot custom gas fireplace with stone façade matching the front arches of the home. The home was built exceptionally well with top of the line insulation and a very low electric bill.

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

It's serene driving into the neighborhood, and the developer spared no expense in the design and beauty of Amira. The sense of community that has developed in Amira is incredible; the neighborhood has hosted several community-wide functions. Finally, the school districts are award-winning. This is the perfect place for a family to call home.

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

With convenience to 99, Tomball and Cypress, the recreational opportunities are endless. We love old-town Tomball, and driving into town on Saturday mornings to attend the farmers market. Concerts at Main Street Crossing are second-to-none; offering an up close and intimate experience with well known bands and artists. Murdochs is a local eatery about 2 miles down the street, and is a place we love to entertain.

Useful Property Information

5. What are your average utility bills?

	SUMMER	WINTER
Average Electric Bill	95	75
Average Gas Bill	25	50
Average Water Bill	150	100

6. How old are the the following items?

	UNIT 1	UNIT 2
Air Conditioning	1 year	
Furnace	1 year	
Water Heater	1 year	
Dishwasher	1 year	
Garbage Disposal	1 year	
Pool		
Pool Pumps		

