

**16219 Wemyss Bay
Home Features & Updates**

- 1 – NEVER FLOODED**
- 2 – NO BROKEN PIPES DURING FREEZE**
- 3 – Resort Style Pool & Spa**
- 4 – Bruce Hardwood floors**
- 5 – Includes refrigerator in kitchen**
- 6 – Includes freezer in the laundry room**
- 7 – New exterior paint 2021**
- 8 – Front Lawn 2019 included:**
 - a: Removal of old grass**
 - b: Digging out 4” deep of old soil**
 - c: Cutting tree roots and installing root barrier**
 - d: Fill with new soil**
 - e: New grass**
- 9 – Cypress Fairbanks ISD**
- 10 – Community pool and tennis court less than a block away**
- 11 – Home security cameras (4 cameras)**
- 12 – Ring Doorbell**
- 13 – Attic space in house and above garage**
- 14 – Pool is set up for salt with purchase and installation of one piece of equipment**