

FEATURES AND UPGRADES TO 5134 GEORGI LANE, HOUSTON, TX 77092

INTERIOR

- New garage doors
- New PEX plumbing
- New blown insulation in attic
- New entry door and sliding glass door
- New double pane windows
- New custom shaker-panel, solid wood, kitchen and bathroom cabinets
- New granite counters in kitchen and bathrooms
- New under-mount sink in kitchen
- New under-mount dual sinks in hall bath and master bath
- New Botticino marble backsplash in kitchen
- New faucets, hardware, door knobs, and bathroom hardware
- New mirrors in all bathrooms
- New stainless steel appliances: dishwasher, gas range, microwave
- New wide baseboards in entire home
- New crown molding in main living area, dining, hallway and breakfast area
- New ceiling fans with light kits
- New recessed LED lighting in living room, entry, hallway and kitchen
- New light fixtures throughout
- New hand-scraped engineered flooring throughout
- New and beautiful, neutral floor tile in kitchen and bathrooms
- New and beautiful interior and exterior paint
- New outlets and switches
- New smoke detectors
- New programmable thermostat
- Master bath shower has been remodeled to include new tile, Botticino tile bottom, glass mosaic inserts and a new shower door
- Home has been professionally cleaned

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EXTERIOR

- Fairly new roof (*estimated less than 7 years old*)
- Copper electrical wiring
- A/C system and furnace (*estimated 9 years old*)
- New fascia and soffits
- Fresh landscaping
- New slate covered front porch and new exterior light fixtures
- All major systems have been serviced

OTHER NOTABLE FEATURES

- Home has a covered patio
- Home has chain link, large dog area
- Home has a two-car garage (*many in this area only have a one-car garage*)
- One year home warranty
- No Homeowners Association (HOA) Dues
- No MUD Taxes
- Located in a beautiful, established neighborhood!
- Convenient to NW Freeway (Hwy 290), 610 Loop and Beltway 8 (Sam Houston Parkway)
- Close to the Galleria area, downtown Houston, and shopping
- Walking distance to Mangum Manor Park and playground
- Houston ISD schools are nearby
- NEVER FLOODED!!