

Home Improvement list

9968 Morgan Creek Ln. Brookshire TX 77423

Exterior features:

- All brick and stone surround
- extended covered patio
- outdoor kitchen with beverage fridge, grill, and stacked tile feature wall.
- swivel TV mount and fans on patio
- hot tub/spa with upgraded decking
- sprinkler system front and backyard
- premium oversized lot
- Mature landscaping and flower beds front and back.

Interior features:

- ALL light fixtures and fans are updated
- large Primary bedroom with bay window sitting area
- Large walk in closet and oversized shower in primary bath.

- custom faux painting throughout
- Kitchen
 - large island that can seat up to for 4.
 - upgraded silestone countertops
 - 42" tall cabinets
 - Corner walk in pantry
 - Whirlpool appliances
 - gas cooktop
 - Refrigerator and washer and dryer INCLUDED!**
- wired for surround sound
- study with french doors
- Tile flooring downstairs in diagonal tile pattern, upgrade!
- 10 ft and vaulted ceiling heights on the first floor
- gameroom
- 3 beds and two full bathrooms upstairs.

Neighborhood features:

Swimming pool, parks, walking distance to elementary school, Katy police patrol, and Katy fire department.

Exclusions:

Potted Plants

Quick facts

AC Age and type: 6 yrs, Lennox

Roof Age: 6 yrs

Water heater age and type: 6 yrs, Gas (2)

Average electric bill and provider: \$125, Cirro

Security System information: Xfinity

Other: A pleasant & friendly neighborhood to live in. We've enjoyed the easy access to I 10, KISD schools, and a great community. Whether raising a family or empty nesters like us, it's been a great experience and home for us. Ashton Woods is the builder and we have been very pleased with the quality construction of the home.