

FYI To Buyers



C O R E GROUP
CLIENT ORIENTED REAL ESTATE

Address: 13404 Hickory Springs Lane

Schools:

Elementary Glenn York

Junior High: Dr Ronald E McNair

High School: Shadow Creek

Neighborhood Amenities: recreation facilities, water park, community pools and parks, trails

clubhouse rental option

Please Provide the Age of the following:

A/C ¹⁴ # of units ¹ Heater ¹⁴ # of units ¹

Oven ¹⁴ Dishwasher ¹⁴ Roof ¹⁴ Stove ¹⁴ Water Heater ¹⁴

Carpet/Flooring ² Pool ^{N/A} Pool Equipment ^{N/A}

Circle one:

Heat: Electric or Gas ^x

Stove: Electric or Gas ^x

Oven: Electric or Gas ^x

Dryer: Electric or Gas or Both ^x

Have there been any insurance claims? No

Is there an existing survey? ^x **Y or N**

Utility Cost:

Electric: Avg. summer \$ ⁵³ Winter \$ ⁴⁵

Gas: Avg. summer \$ ⁸⁵ Winter \$ ⁶⁵

Water: Avg. summer \$ ⁵⁰ Winter \$ ⁶¹

Taxes: \$ ⁸⁴³³

HOA Dues: \$ ⁹⁹⁹

Homeowners Insurance: \$ ²¹⁵¹



Continued:



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Are there any Exclusions? If so, please list: N/A

N/1

Energy Efficient Features: N/A

Recent Updates: Ceiling Fans in 3 bedrooms and living room

New faucet

What are the top features that buyers should know about your home?

1. Open concept
2. Bonus room - Office/Home Gym/Bedroom
3. Backyard
4. Large master bedroom with walk-in closet, separate tub and shower
5. Two car garage
6. Good size laundry room
7. Updated ceiling fans
8. walk-in Pantry
9. Dining room
10. Counter space & alkaline water system

Trash Pickup day: Tuesday, Friday

Recycling day: Tuesday

Mailbox number (If applicable): 15

