



ADDRESS: 7127 Julie Pond Lane

## FEATURES & UPGRADES

### LOT

- Cul-de sac
- Backs to natural preserve (no rear neighbors)
- Gated community
- Fully landscaped

### BACK YARD

- Custom programable pool/jacuzzi and lights (\$91,000 upgrade)
- Built-in grill and sink
- Covered patio with ceiling fans
- Sliding glass doors from breakfast room

### LIVING / DINING ROOM

- Custom living room built-ins (\$4,000 upgrade)
- Custom drapes (\$5,000 upgrade)
- Electric Sheers in living room / dining room / breakfast area (\$2,500 upgrade)

### KITCHEN

- Reverse osmosis water treatment system
- Upgraded Thermador appliances \***Refrigerator included** (\$10,000 upgrade)
- Pot filler above stove
- Double oven
- Soft close drawers
- Silestone countertops
- Wine cooler
- Large walk-in pantry
- Upgraded cabinets

1



LAURA  
HARRA

---

Realtor  
Top Producing Wilcox Group  
832-296-3259  
laura.harra@garygreene.com

BETTER HOMES & GARDENS REAL ESTATE GARY GREENE REAL ESTATE



**ADDRESS:**     ***7127 Julie Pond Lane***

**MASTER SUITE**

- Extra large Stone walk in triple headed shower
- Large, jetted tub

**HOME THEATER**

- Built in media equipment – negotiable outside of the contract (*\$15,000 upgrade*)

**COURTYARD**

- Gas Fireplace
- Sliding glass doors to dining room and entry hall

**LAUNDRY ROOM**

- Mud room
- Utility sink
- Washer and dryer – ***included***

**MISCELLANEOUS**

- Upgraded wood shutters in all bedrooms (*\$7,900 upgrade*)
- Water softener system
- Built in indoor and outdoor sound system
- Attic plus (2) extra storage rooms
- Termite system installed in walls
- Security system with cameras
- Electronic keypad at garage and front door

***Furniture, etc. negotiable outside of contract.***

**Over \$134,000 in upgrades since the seller’s built the home!**



**LAURA  
HARRA**

---

Realtor  
Top Producing Wilcox Group  
832-296-3259  
laura.harra@garygreene.com

BETTER HOMES & GARDENS REAL ESTATE