

2502 Sunfish Drive, Pearland, TX 77584

Sunrise Lakes



Home Features & Upgrades

Meticulously maintained home zoned to the exemplary Pearland ISD schools with easy access to major highways. Home offers an abundance of upgrades & amenities; oversized lot, no back neighbors, covered patio, handscraped hardwood and tile floors, tall ceilings with crown molding, workshop with lots of cabinets in the 3-car garage. Custom luxury kitchen with large chef prep island with bar seating, 29 bottle wine chiller, 3 pantry's, stainless appliances. Great room includes the kitchen, breakfast and family room is perfect for spending time with family or entertaining. Bonus formal living room, relax by the gas fireplace. Large dining room with picture frame accents and chair rail. Spacious primary overlooking the covered patio with dual vanities, custom walk-in shower and 2-tier shelving in the large walk-in closet. Home office / study with French doors and walk-in closet can be a 4th bedroom. New carpet & paint, new roof in 2018. Refrigerator, washer & dryer convey with suitable offer. Low tax rate 2.92.

Interior

- 3/4 bedroom, 2.5 bath 2981 SF, large lot 15,098 SF, entire brick façade, oversized 3-car detached garage with workshop, plenty of cabinets and counters
- Front door faces Southeast
- Amenities include handscraped hardwood & tile floors in living areas & primary, carpet in front two bedrooms lots of storage space, arched doorways, high ceilings, crown molding, hurricane shutters
- Great room includes the kitchen, breakfast & family room – perfect for entertaining family & friends
- Kitchen (19x18) luxury custom 42” cherry cabinets with several glass accent panels, tile backsplash, granite counters, 16” tile floors, large chef prep island with bar seating, GE Profile stainless appliances, 29 bottle wine chiller, 3 pantry’s
- Breakfast (10x8) 16” tile floors
- Large Family room (19x16) adjacent to the kitchen, overlooks backyard with NO back neighbors, door leads to 3-car garage
- Formal Living Room (22x15) gas log fireplace, French doors lead to the covered patio of the backyard retreat
- Formal Dining Room (15x12) picture frame wall accents, chair rail, ½ moon accent window
- Home office / Study (14x11) French doors, walk-in closet can be a 4th bedroom

Interior (cont'd)

- Spacious Primary (17x16) overlooks the covered patio, bath has dual vanities, custom walk-in shower, jacuzzi tub, large walk-in closet with 2-tier hangers
- Bedroom 2 (15x10) at the front of the home
- Bedroom 3 (15x12) large walk-in closet at the middle of the home

Exterior / Community

- Covered patio perfect to relax with your favorite drink
- Spacious backyard perfect for a pool, outdoor kitchen, children’s play gym, pet area – let your imagination wander
- Interior freshly painted, new carpet
- Roof replaced 2018
- 1 HVAC unit replaced in 2016
- Security system
- 2016 Maytag Washer / Dryer – 5 year warranty left and 2010 GE Profile Stainless Refrigerator convey with suitable offer
- Nearby the Pearland Town Center, numerous grocery stores, specialty shops and restaurants
- Easy access to SH-288, Beltway-8, HY-6 taking you to any metropolitan Houston area including the Medical Center
- Zoned to exemplary Pearland ISD schools (Dawson HS, Berry Miller JH, Rogers MS, Challenger Elementary – buyer to verify)

Exclusions: None **Negotiable:** Refrigerator, Washer, Dryer

per Seller