



DEL MONTE
REALTY

Listing Property at:
4614 Seguin Valley Drive
Katy, TX 77494

Per Seller

Updates:

- All new baseboards and fresh paint throughout; ceiling, walls, baseboards, moldings. (2021)
- New upgraded carpet and pad throughout. (2021)
- New commercial grade wood vinyl plank flooring throughout ground floor. (2021)
- New remodeled kitchen; cabinets with soft-close hardware, upgrade quartz countertops and mosaic stone and glass backsplash with all new stainless-steel Energy Star kitchen appliances; 36" gas cooktop, double ovens, microwave drawer, dishwasher. (2021)
- New gas log fireplace. (2021)
- New upgraded light vanity fixtures in primary and half baths. (2021)
- New toilet fixtures in all bathrooms throughout home. (2021)
- Freshly painted bathroom cabinets with new hardware, new quartz bathroom countertops, and recessed sinks throughout all full bathrooms. (2021)
- Freshly stained front door and stair handrails and new modern wrought iron stair railings. (2021).
- New drywall, paint and automatic door openers in garage. (2021)
- New custom shelving in kitchen pantry and primary closet. (2021).
- New wood fence on two sides of property. (2020).
- Wrought iron fence in back at dog run area.
- Many more little updates throughout

Features:

- Outdoor covered patio with TV and speakers.
- Pool and spa with water fountain features
- Media room with speakers, living room pre-wired for speakers

Why we love this house/neighborhood:

- Great Katy ISD school district
- Wonderful friendly neighbors
- Nice backyard for entertaining friends and family, and for dogs and kids to play (pool, area for play structure and trampoline, etc.)

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