

Special Features

**2 Story Brick Home Features 5 Bedrooms and 4 Baths
2 Car Garage w/ Workshop
1 Acre w/ Swimming Pool & Pool House w/ Half Bath
Immaculate 2,827 Square Foot of Living Space Ready to Move In**

FEATURES

- Custom Designed Home
- Hardwood Floors in Family Room and Dining Room
- Tile in Kitchen and Bathrooms
- Kitchen Updated (2020)
- Granite Kitchen Countertops (2020)
- Stainless Steel Appliances: Oven, Dishwasher
- New Stovetop and Stainless Steel Kitchen Sink (2020)
- Kitchen Freshly Painted (2021)
- Utility room Inside with Storage Cabinets
- Large Walk-In Pantry
- Master Bath Updated (2015)
- Master Bedroom New Paint and Carpet (2020)
- Jack and Jill Bathroom Upstairs
- Gas Fireplace w/ Logs
- Gas Water Heater Replaced (2016)

SECURITY FEATURES

- Monitored Alarm System
- Fire & Smoke Detectors

ENERGY SAVING AMENITIES

- Gas Heater Replaced (2011)
- Outside AC Unit Replaced (2011)
- All Window Blinds and Curtains Included
- Blown Insulation in Attic (2017)
- Attic A/C unit Replaced (2014)

Marketed By: Stefani Froehlich



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ADDITIONAL FEATURES

- New House Paint and New Hardi-Plank (10/2019)
- New Roof (10/19)
- Invisible Fence
- Inground Gunite Swimming Pool with Waterfall
- Pool House w/ Half Bath and Storage
- Child Proof Pool Fence (2020)
- A Separate Shed with Electricity for Additional On-Site Storage
- 2-Car Garage w/ Attached Workshop
- Additional Garage Door on Back of Garage
- Oversized Paved Parking Space for a Big Family On the Go or RV/Boat Storage
- Custom Wood Deck in Backyard
- Beautiful Oak Trees Provide Shade to Frontyard and Backyard
- No Flooding or High Water on Street
- Easy Access to Grand Parkway, Hwy 290 and Metro Park & ride for an Easy Commute
- Only \$75 Per Lot Association Dues
- Deed Restrictions Allow Farm Animals and RV Storage - See Deed Restrictions for Specific Details - (www.CypressFields.com)

**Serviced by the Cypress Fairbanks School District and the
Lone Star Community College System**

36 Miles to Downtown Houston

Low Tax Rate

No MUD

Year Built: 1992

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