

SELLER HOMEWORK

EXCITEMENT LIST

On the following page you will have an opportunity to tell us, room by room, what makes your home special. In addition, we've provided the following questions that will help us design the most powerful marketing campaign possible:

1. What is your favorite feature of your home?

Backyard! I like the sense of security because
of the gated driveway & ^{that} the house backs up to the
cavine near the golf course. It feels cozy with the trees & fence.
Almost 3/4 acre.

2. What is the best thing about the location of your home?

It is located in the neighborhood's most west end,
which gives lots of privacy and reasonable vehicle traffic.
Great street for families to walk or exercise. Also, no neighbors
to the rear. Great for entertaining. Very quiet!

3. Tell me about any upgrades or updates you have done.

Nest video doorbell, Nest thermostat, Samsung linear dishwasher,
Painted third bedroom. New garage belt., Kruller movie
bluetooth shower heads (both showers).

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ROOM-BY-ROOM MARKETING

Description: Interior has

1 Vintage charm with ^{some} modern upgrades.

Floor Plan:

- All four Bedroom up stairs
- Formal dining
- Half bath down
- Two bath up
- Wet Bar

practice
Great Layout.

Kitchen:

- Large kitchen
- Vintage charm
- Walk in Pantry
- Double oven
- Stainless steel overhead range vent
- Breakfast nook with built in desk

Living:

- Couch + vintage charm (original beams)
- Built in shelf books
- fireplace
- Plush carpet
- Large windows

Master Bedroom Suite:

- Large size
- Walk in closet
- Walk in shower
- En suite
- Upgraded vanity with mirror, lights + built in desk.

Outside Features:

- Covered patio
- Large yard
- Completely fenced
- Gated driveway (electric)

Special Features:

- House maintains interior temp well + helps reduce energy bills
- Security cameras around house
- Double paned windows throughout home
- Parking for a large number of vehicles
- Extra room down stairs used as home office.
- Large driveway

Schools:

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NEIGHBORHOOD HOT SPOTS

List your top 5 neighborhood hot spots (i.e., coffee shops, parks, etc.) and tell me what you love about them:

1. The neighborhood is conveniently located between FM 1960 & Louetta, & Kuykendahl Rd which has numerous Grocery stores, Restaurants, & Entertainment.
2. 10 min drive to Meyer Park.
3. 10 min drive to HEB, 5 min drive to Kroger. 5 min drive to local gym.
4. 10 min drive to HWY 45 north
5. Easy Access to Metro Park & Ride if working downtown.

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UTILITY INFORMATION

1. Electric Provider: Reliant energy
Phone: 1 (866) 222-7100

2. Gas Provider: Center Point
Phone: 713-659-2111

3. Solid Waste Provider: Bammel Forest civic club
Phone: 281-782-6920

4. Water Provider: Quadvest
Phone: 281-356-5347

5. Cable Provider: Comcast & Fiinity
Phone: (800) 934-6489

6. Postal office address: _____
Mailbox location and number: _____