

What Buyers Want to Know

Property Address:	19006 Tumlinson Drive Cypress Tx 77433
Subdivision:	Bridgeland

Build Date	10/2016
Last Year's Taxes	\$13,115
HOA Name/Dues	Lakeland Village/Bridgeland 1255.00

What is the age of the:

A/C Unit 1:5	Heater/Furnace 1:5
A/C Unit 2:5	Heater/Furnace 2:5
Water Heater:5	Dishwasher:1
Stove/Oven:5	Cooktop:5
Microwave:1	Garbage Disposal:5
Carpet:5	Other Flooring:5
Interior Paint: 5	Exterior Paint:5
Roof: 5	Fence:5
Pool/Spa:3	Poo/Spa Equipment:3

Are the following items gas or electric:

Heater/Furnace: Gas	Water Heater: gas
Dryer Connection: Both	Oven: electric
Cooktop: gas	Fireplace: gas

Average Utility Bills:

Electricity High:400	Electricity Low: 100
Gas High:65	Gas Low:20
Water High:300	Water Low:50
Trash: Part of HOA Fees	

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Schools

Elementary: Wells
Middle/Junior High: Smith
High School: Bridgeland

Recent Upgrades/Updates:

- Pool/ Landscaping/Firepit
- Home office
- Laundry room in process
- Home Theatre

What have you loved about your home?

Our goal with this home was to create environment or oasis in which we would never want leave. Being home was a vacation. During Covid the lot size and amenities allowed our family plenty of room with out having to leave the property. We didn't need to go to the park, or pool, or movies because we had all of these amenities at home. This was intended to be our sanctuary. Our home did this perfectly for our family. Our neighbors are amazing. We all have kids similar ages and go to the same school. The kids play outside until its dark most days.