



# 2023 Nina Lee Ln

This well-maintained 1,758 square foot home at an excellent price point sits nestled in the heart of Oak Forest on a 7,320 square foot lot with mature trees and landscaping. With 2/3 beds, a kitchen/dining combo, and large family room, this home packs a punch. The floorplan is spacious and perfect for entertaining with an updated kitchen playing the role of the hub of the home. It features granite countertops, stainless steel gas oven and range, a freshly updated color scheme, as well as updated tile throughout the kitchen and dining room. The large family room at the rear of the home has luxury vinyl flooring and recessed LED lighting and an adjacent room with a half bath that could be used as a nursery, exercise room, or home office. Other features include: original solid hardwood floors, NO CARPET, double pane windows, updated foundation with transferable warranty, and under slab plumbing replaced (2019 per seller). The large yard gives room for plenty of outdoor activities and entertaining, as well as a separate storage shed. Add an addition or buy & build later, this home can fit multiple scenarios. Located in close-in Houston w/ access to 610, I10, & 290.

2/3 Beds  
1.5 Bath  
1 Car Garage  
1,758 Sqft  
7,320 Sqft Lot  
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# FEATURES



- Well-maintained home at an excellent price point in the heart Oak Forest
  - Move-in ready
    - No HOA
  - Spacious floor plan that is perfect for entertaining
- Large picture window in the living room allowing ample natural light to flow through
  - Recessed LED lighting in living room, kitchen and family room (2020 per seller)
- Updated kitchen with loads of cabinetry, granite countertops, and updated color scheme, open to the living, dining and family room
- Original, solid hardwood floors, updated tile in the kitchen, luxury vinyl plank flooring in the family room
  - Large full bath with double sinks, granite countertops, tub/shower combo, with corner built-in for added storage
- Two bedrooms with loads of natural light with a third room that could be used at a bedroom, dedicated office, or whatever your heart desires
  - The large primary offers 3 closets for ample storage
    - Large closet in the hallway for extra storage
  - Double wide driveway w/ extra parking space
    - Double pane windows (2019 per seller)
- Foundation repair and under slab sewer line replacement (2019 per seller)
  - New Gutters in (2014 per seller)
  - New paint throughout 2022
- Nice 7,320 sqft lot full of mature trees and landscaping with storage shed, and plenty of room to add on and/or have loads more space for entertaining
  - New plenum and transition HVAC 2022
    - Short commute to downtown, the Heights and area dining and entertainment
  - Short access to major thoroughfares 610, I10, I45, and 290