

Hey you! Yes. You. The one who is reading this. I am the owner of this spectacular townhome in the heart of Memorial West/Energy Corridor. NEVER FLOODED/NO PIPES DAMAGED DURING THE 2021 WINTER STORM. You are not going to miss this great semi-furnished townhome with LOTS of upgrades and details that I have done to my property. What you see in the photos is what you get... and more things that you will see during your visit.

- If you have children, I get you covered: Spring Branch ISD schools and private Academies just walking distance AND I have outstanding neighbors with children and they enjoy playing together.
- If you are planning to work from home, I get you covered: a smart-circuit breaker was installed for double protection and avoid messing up your breakers.
- If you love to cook but you forgot one of the ingredients, I get you covered: my unit is behind Kroger's. Voila!
- If you do not have time to cook: I get you covered: walking distance fast food and other restaurants.
- If you are a vegan, I also get you covered: a vegan restaurant just recently opened and it is just walking distance.
- If you "hate" doors' hardware messed up with paint, I get you covered: ALL doors have new hardware AND a new front and back door were installed.
- If you want to hack your mortgage, I get you covered: outstanding bedrooms are perfect for your new roommates or set them up for Airbnb.
- If you are an investor and looking for to add a leasing property to your portfolio, I get you covered: this semi-furnished, marvelous and well-taken care unit will lease so fast. This community is HOT for landlords!
- If you are a pet parent, I get you covered: doggie door has been installed in the back door (garage) and an additional doggie door for the sliding door to the patio can be installed (current door is not in a good shape, but it is negotiable)...
- and I have not forgot about you, if you are picky about toilets, I get you covered: all the toilets are NEW and exterior plumbing have been changed, including all shut-off valves in sinks.
- If you hate the traditional lights switches, I get you covered too: paddle rocket switches have been installed.
- If you are wondering about HOAs, I get you covered: we have a very active HOA and we have our own app to place orders. Our Maintenance team and property manager are outstanding! ...
- If you enjoy walking/jogging/biking, I get you covered: Terry Hershey and Nottingham county parks, just walking distance.
- Most of renovations made between 2020-2021.
- New ceiling/wall texture downstairs, fresh paint, porcelain tiles with grout sealers downstairs. Ceramic tiles in bathroom upstairs and water-resistant laminate floor in two of the rooms upstairs, safety handles in bathtubs/showers, new electrical box, some most of lighting fixtures have been upgraded, new ceiling fans (2 with control remote)... and much more.
- Excluded items: plants, pets (sorry I know my four-legged creatures are gorgeous), obvious moving boxes/covered items during showing times. Post-it notes will be placed for items that are included and items that can be offered for purchase... so what are you waiting for? Call and get your appointment. Showing starts this Sunday 3/20/2021, 2 hours in advance notice is required. Thank you!