

9019 Vogue

Spring Branch

COMPASS



House Overview

Bedrooms	3
Baths	2 Full
Square Feet	1,371 per HCAD
Lot Size	6,084 per HCAD
Year Built	1981 per HCAD
Garage	2-Car Detached

OVERALL

- Minutes from MemorialCity, City Centre, shopping and dining, hospitals and more.
- Central location with easy access to I-10, 290, and Sam Houston Tollway
- The house is located in the sought-after Spring Branch Independent School District
- Roof (~2010)
- New AC (2021)
- New RUUD heater (2022)
- New tankless water heater (2021)
- Solar Panels installed on roof that significantly reduce electricity bills
- PVC plumbing in the house
- Added insulation in attic, radiant barrier attic
- Power washed exterior (2022)
- NEVER FLOODED!

FRONT EXTERIOR

- Outdoor oasis centered around a large red wood oak tree
- A gardener's dream with tons of space for plants and an outdoor vegetable garden
- Solar panels installed on roof

- Detached 2 car garage
- New automatic garage door opener (2021)
- Extra parking pad spot in front
- New brick path to front door
- New front patio space to sit and overlook gorgeous front yard
- New gutters with leaf guards (2022)

BACK EXTERIOR

- Fully fenced in backyard
- Plenty of grass space for kids and dogs to play
- Path leading to detached two car garage
- Room for outdoor dining and grill

LIVING ROOM

- Engineered hardwood floors
- Wood burning fireplace with tile surround and wood mantle
- Double crown molding and chair molding
- Ceiling fan/light fixture
- Plenty of wall space to showcase artwork
- Two large windows with window blinds

Information such as measurements, square footage and descriptions of materials, fixtures, or other components of the improvements may not be accurate and should not be relied upon, but should be independently verified by Buyer prior to purchase.



WHITNEY CONKLING
Whitney.Conkling@compass.com
713-557-6415

9019 Vogue

Spring Branch

COMPASS

KITCHEN

- Updated kitchen that opens up to large breakfast room
- Updated electrical
- Tons of storage cabinets & drawers plus closet
- New stainless steel LG electric range (2021)
- Built-in stainless steel Kenmore elite microwave
- Cabinet front dishwasher
- Large apron front sink
- Tile backsplash
- Breakfast bar with room for barstools
- Slow close drawers
- Pull out trash can
- Pots & Pans drawer
- Large pull out pantry
- Under cabinet lighting
- Recessed can lighting
- Light fixture over the breakfast bar
- Pendant light over sink
- Window with window blinds over sink
- Pantry closet
- Closet for washer/dryer

DINING ROOM

- Open to the kitchen
- Large space with room for large dining table
- Chair molding
- Double crown molding
- Ceiling fan/light fixture
- Large tile floors
- Window overlooking backyard with window blinds
- Door leading to backyard

PRIMARY SUITE

- Large primary bedroom with room for a King size bed and large bedroom furniture
- Engineered hardwood floors
- Double crown molding and chair molding
- Large window with window shade

- Ceiling fan/light fixture
- Large walk in closet with hanging space and drawers
- En-Suite bathroom

PRIMARY BATHROOM

- Floating vanity with double sinks with storage underneath
- Walk in shower with sliding glass door
- Heating lamp
- Large tile with new grout (2022)

SECONDARY BEDROOM #1

- Flexible space that could make an ideal playroom, home office, gym, or additional guest room
- Large wall closet with storage shelves and hanging space
- Engineered hardwood floors
- Double crown molding
- Ceiling fan/light fixture
- Window with window blinds and drapes

SECONDARY BEDROOM #2

- Flexible space that could make an ideal playroom, home office, gym, or additional guest room
- Large wall closet with storage shelves and hanging space
- Engineered hardwood floors
- Chair molding
- Double crown molding
- Ceiling fan/light fixture
- Window with window blinds and drapes

GUEST BATHROOM

- New tile (2022)
- Decorative tile backsplash on upper walls
- Vanity light over mirror
- Pedestal sink
- Tub/shower combination

Information such as measurements, square footage and descriptions of materials, fixtures, or other components of the improvements may not be accurate and should not be relied upon, but should be independently verified by Buyer prior to purchase.



WHITNEY CONKLING
Whitney.Conkling@compass.com
713-557-6415