

## 405 Laddingford Ln, League City Features and Updates!

- ♥ Pool has LED lights that change colors and can be set for different modes
- ♥ New pool pump
- ♥ Ring doorbell and exterior security camera stay
- ♥ New microwave and garbage disposal
- ♥ New dishwasher
- ♥ Refrigerator stays
- ♥ Water heater 3 years old
- ♥ Pre-wired for audio with on-q home (from prior owner)
- ♥ Deep storage under stairwell
- ♥ LARGE storage closet/extra room upstairs with A/C vent (builder's plans had it as a possible 3<sup>rd</sup> bathroom – no plumbing rough ins to seller's knowledge)
- ♥ Nice sized closets
- ♥ Wood laminate flooring
- ♥ Shed stays. Wood window inserts in shed with hurricane clips. Metal hurricane shutters behind shed (builder failed to install pegs)
- ♥ Neighborhood has great walking trails

