

19523 Rock Quillwort Rd

Seller Information Sheet

List of Upgrades / Special Features

Please share any upgrades (along with approx. dates) or notable changes made to the home in addition to the special features you'd like our prospective buyers and buyer's agents to know.

- Plantation shutters on the front of the house.

What You Love About The House/What You Want People To Know

Please share with me what you love most about the house and what you hope people understand about the home. Be sure to explain what attracted you to the home and why you purchased.

We love this house and everything it has to offer. We were attracted to the beautiful Bridgeland neighborhood and the amazing opportunity for outdoor living with direct access to a walking trail that leads directly to Dragonfly park (including a dog park, gym, and pool) and local schools.

We love the curb appeal of the home with the beautiful porte cochere and 3 car garage. Once inside, the house is light and bright with large windows overlooking the patio and expansive backyard. The kitchen is perfect for entertaining and the large island has hosted several holiday gatherings over the last year. Major bonus is all of the kitchen storage!

One of the biggest things we love about this house is the first floor living. We have a dedicated mother-in-law suite on the opposite side of the house and an office that is perfect for working from home.

Miscellaneous Repairs of the Home

Please list any repairs (roof, plumbing, foundation, electrical, pool, a/c system, etc.) and approximate dates.

N/A



C. Harris Benson
 2001 Kirby Dr. Ste. 600
 Houston, TX 77019
 Direct 713.299.3015
 Harris.Benson@elliman.com

Home Maintenance and Operations

Please provide as many details about your home and its maintenance / operations.

Utilities

	PROVIDER	AVG BILL (12mos)	RANGE (low - high)
GAS	CenterPoint Energy	\$780/year	\$40 - \$75
ELECTRIC	Direct Energy	\$1500/year	\$75 - \$150
WATER	Inframark	\$1000/year	\$85 - \$90
OTHER	Trash & Recycling included with water		

Maintenance or Service Providers

LAWN		\$ 175	/per	Month
	Lawn Love			
POOL		\$	/per	
ALARM		\$100	/per	Month
	ADT			
PEST CONTROL		\$ 700	/per	Year
OTHER		\$	/per	

HOA Information

ASSESSMENTS \$ _____ monthly \$ 2400 _____ annually

Amenities / services included

Access to all playgrounds across Bridgeland, pools in Lakeland Village, Parkland Village and future

Parieland Village, gym, basketball courts, tennis courts, dog parks, boat house, bird watching tower,

