

FEATURES AND UPGRADES

- ❖ Updated 3 bedroom, 2 bath with oversized 3 car garage. (9' doors to accommodate a boat) – additional oversized door for access to the backyard
- ❖ Home: 2308 square feet.
- ❖ Garage: 870 square feet, epoxy floor with 100 AMP electrical service
- ❖ Lot: 13,625 square feet on corner lot. (.313 acre) County Appraisal District
- ❖ Survey: 113.3 x 125 = 14,162.5 square feet.
- ❖ Clear Creek ISD school district. (Stewart Elementary, Bayside Intermediate, Clear Falls High School) Bayside and Clear Falls are in the education village.
- ❖ House updated to 200 AMP service in 2010.
- ❖ New Roof and fencing 2021.
- ❖ Updated energy efficient windows in front April 2022
- ❖ Solar Window Screens. May 2022
- ❖ Hardy board siding and soffit.
- ❖ Granite countertops throughout.
- ❖ Kitchen has 1 ¼ ” granite and stainless steel farm sink
- ❖ Beadboard Coffered Ceiling in front room (dining and sitting area)
- ❖ Completely renovated front hall bathroom-beadboard walls, new toilet, sink/vanity, shower with sliding glass barn door, storage cabinet.
- ❖ “Mid Century Modern cedar wood wall details/accents”
- ❖ Freshly paint inside and outside.
- ❖ 100 % Waterproof luxury vinyl plank flooring and ceramic tile.
- ❖ Large family room with vaulted ceiling and beams.
- ❖ Large primary ensuite with double sinks, large vanity and large walk in closet. Upgraded fixtures 2022
- ❖ Beautiful back yard with Large wooden deck. Plenty of room for a pool or additional storage building for RV/Boat with access from Miles Road.
- ❖ Natural gas utilities including central heating system, hot water heater, stove/oven, clothes dryer and outside grilling.
- ❖ Additional water access for irrigation. (no sewer charges on that)