

Improvement List

3726 Walden Estates Dr.
Montgomery, TX 77356

All improvements have been made by the sellers after their purchase in 2020

Whole House Generator

Added Natural Gas Line to House

Water Heater

Primary Bedroom

- Remodeled with Room addition, includes: Cabinet Closet, Flooring, Light/Fan Fixtures, Paint, Anderson Windows & Doors

Primary Bathroom

- Remodeled bath with Cabinet Closet, Bath/Shower Glass Door, Tub, Toilet, Light Fixtures, Cabinets, Mirrors, Quartz Counters, Tile Wall Shower & Floors, Faucet, Toilet & Doors

Den

- Remodeled Den includes: Anderson Windows, Paint, Light/Fan Fixtures, Rebuilt Wood burning Fireplace to Electric Fireplace, Flooring

Dining Room

- Light Fixture, Flooring & Paint

Kitchen

- Remodeled Kitchen includes: Enlarged Island, Double Oven, Microwave, Cook Top, Sink, Fridge, Light Fixtures, Faucet, Granite & Quartz Countertops, Backsplash, All Hardware Replaced, Added Mudroom w/ Electronic Dog Door & Paint

Entry

- Front door, Stair Railing w/ Iron Railings, Light Fixture, Paint, & Flooring

Laundry Room

- Flooring, Paint, Cabinets & Quartz Countertop & Door

Down 1/2 Bath

- Toilet, Mirror, Cabinets, Quartz Countertop & Door

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Bedroom 2

- Carpet, Paint, Doors, Light/Fan Fixture, Bathroom Updated, Toilet, Tub, Quartz Countertop, Tile Shower & Floors, Exterior Glass Door

Bedroom 3

- Carpet, Paint, & Doors, Light/Fan Fixture, Bathroom Updated w/ Toilet, Tub, Quartz Countertop, Tile Floor & Extended Outside Patio Deck, Exterior Glass Door

Garage

- Cabinets, Epoxy Flooring & Attic Stairs

Back Yard

- Pave Stone Walkway & Patio, Artificial Turf w/ Inground Drainage, Sprinkler System, Landscaping, Waterfront Fence, Boat Cover, Boat Lift Motor & Added Lift Boards

Front Yard

- Yard, Raised Flowerbeds, Drive side—Stones, Sprinkler System & Mailbox

Approximate Total Cost on all Improvements: \$400,000

THE
WOODLANDS
TEAM