

**Welcome:**

13711 Clareton Lane  
Cypress, TX 77429

**Notes on this property****Flood Information:**

Has never flooded. Even during Hurricane Harvey, water just barely reached the sidewalk.

**Smart home features:**

Smart light switches in almost every room. Dimmers in several rooms.

Motion detection switches without auto off for master closet, utility room.

Timer for master toilet light, for auto off.

Hidden electric outlet with timer for hair tools in master bath drawer.

Combo USB electric sockets in multiple locations.

Smart thermostat.

Alarm system (Central Security, approx. \$45 per month for current owner).

**Unique features:**

Large semi-climate control hidden closet off upstairs landing behind bookcase.

Automatic sprinkler system

Raised vegetable gardens in area of yard that has provided excellent vegetable growth in past.

New carpet and paint throughout

**NOTES for AGENT:**

Please remove shoes before entering.