

# MONARCH

BUY + SELL + LEASE

**Upgrades for: 10722 Carlota Court, Houston, TX 77096**

## Interior

- All new pex plumbing fixtures; with high end finishes.
- New Light Fixtures
- New paint
- Open floor plan
- High Ceilings
- Cabinets in kitchen
- Custom Butler's Pantry
- New custom cabinets throughout home.
- Wall-to-wall new flooring wood-like tile, NO carpet in any rooms.
- Energy efficient double panel windows.
- Kitchen countertops and bathroom countertops are appointed with contemporary, granite countertops
- Designer grade finishes
- Commercial Grade Stainless-steel appliances.
- Gas burner with vent hood
- New Hvac
- Composite Roof
- All exterior siding
- All new electrical
- Fence
- 2 triple sliding doors
- Backyard patio
- Wine fridge and large custom pantry
- Custom master shower/bathroom