



Home FEATURES

ADDRESS: 23315 Allister Ct. Katy, TX 77494

Home Improvements

-Installed luxury vinyl flooring in the entry, living, dining, and kitchen.

-2022 -
New dishwasher
New Kitchen cabinet doors
Quarts Countertops
Subway tile backsplash
Finished attic in garage

-2021-
Backyard Fire Pit
French drains in the back yard
Ceiling fans upstairs in bedrooms

-2020-
The whole home was professionally painted, Sherman Williams paint

Average Utility Costs:

Electric: \$100-300 / month

Water: Mud - \$35-100 month

Gas:\$25-75/month

Secuirty System: \$50/month

Roof age: approx 9 years

HVAC age: Downstairs unit was replaced in 2019, upstairs unit replaced in 2018

Water Heater: unknown

Neighborhood features:

Access to all Cinco Ranch trails, pools, parks and the Cinco Ranch Beach Club.

Walking distance to elementary school and daycare.

Walking distance to YMCA and Lifetime Fitness.

Close to Villagio and La Centerra Shopping

Exclusion list: Curtains, non-attached work tables in the garage.

Included features:

Available for purchase: Refrigerator, washer and dryer



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