





DELL TAMBLYN

REALTOR®

 (281) 229-1974

 delltambllyn@gmail.com



FYI to Buyers

Address: 919 Tiki Drive, Tiki Island, TX 77554

Zoned Public Schools

Elementary: Hayley Elementary School	Junior High:
Middle School:	High School: La Marque High School

Neighborhood Information

Amenities: Tennis Courts, Playground, Pavillion, Free Library (Adult & Kids), On-island Fire and Police

Home information

Flooring Material	Tile and Carpet
Countertop Material	Marble
Cabinet Type	Hard Rock Maple

Please provide the age for the following

Oven: 9 yrs	Dishwasher: 9 yrs		Heater:	# of Heater Units: 1
Stove: 9 yrs	Roof: Unknown		Water Heater:	# of Water Heater Units: 1
Pool: N/A	Carpet: 9 yrs		AC: 1/2 yr (up),	# of AC Units: 2
Pool Equipment: N/A			10 yr (down)	

Circle one

Heat: Gas or <u>Electric</u>	Dryer: Gas or <u>Electric</u>
Stove: Gas or <u>Electric</u>	If Electric, are there gas connections also: YES or <u>NO</u>
Oven: Gas or <u>Electric</u>	
Attic Fans: Yes or <u>No</u>	Double-pane windows: <u>Yes</u> or No
Attic Vents: <u>Yes</u> or No	Programmable Thermostat: Yes or <u>No</u>

Recent Updates: Mosquito Misting System, Culligan Water Softener & Power Booster 2017 & 2021, Tankless Water Heater 2017, Duct Work (Up) 2020, Elevator Guides 2023 & Service Grease

Energy Saving Features: Dehumidifier, radiant barrier, ceiling fans, double-paned windows

Are there any existing warranties? NO

Is there an existing survey? YES

Utility Costs		
Electric	Average Summer: \$230	Average Winter: \$350
Gas	Average Summer: N/A	Average Winter: N/A
Water	Average Summer: \$65	Average Winter: \$65

Taxes	Without Exemptions: \$	With Exemptions: \$
HOA Dues	\$150	Circle one: HOA is paid <u>Annually</u> or Monthly

Cost of Insurance (Company: <u>Texas Windstorm</u>)		
Homeowners Policy: \$1500		Windstorm: \$1100
Flood: \$N/A	Is flood required? Yes or <u>No</u>	Do you have an elevation cert.? <u>Yes</u> or No

Are there any exclusions?

What days are the following?	
Trash Pick up: M & Th	Recycling Pick up: M

Additional Information

Mailbox Number:

Any regular maintenance agreements? Lawn (2X/mon)

- What are the top 5 things that buyers should know about your home?**
- 1 Golf cart friendly community with lots of activities
 - 2 Good fishing off dock
 - 3 Plenty of sunshine & light in home
 - 4 Whole house electric hurricane shutters
 - 5 Water views front and back