

# Updates & Upgrades

*This information was voluntarily provided by the seller of the below notated listing address. The information should be considered approximate, and could be interpretive based on the sellers opinions.*

**Property Address:** 1402 Hampton Court, Friendswood, TX 77546

- 3 TON A/C UNIT & UPDATED CONDENSER & COILS (HAS 10 YEAR WARRANTY)
- INSTALLED NEW DUCTS
- ROOF REPLACED 2023
- DRIVEWAY REPLACED 2023
- POOL - UPDATED TILE, PLASTER, DECKING, POOL EQUIPMENT, PLUMBING, POOL LIGHT
- SOLAR SCREENS ALL WINDOWS
- REPLACED BOTH GARAGE DOORS
- KITCHEN COMPLETE REMODEL -UPDATED KITCHEN CABINETS & HARDWARE, UPDATED STAINLESS STEEL APPLIANCES, GRANITE COUNTERTOPS
- VINYL PLANK FLOORING MAIN FLOOR & UPSTAIRS HALLWAY
- CARPET IN BEDROOMS
- UPDATED PRIMARY BATHROOM - VANITY, OVERSIZED WALK-IN SHOWER, FAUCETS
- UPDATED SECONDARY BATHROOM - VANITY, TUB, TILE, FAUCETS
- UPDATED POWDER ROOM - VANITY, SHELVES
- UPDATED LIGHT FIXTURES THROUGHOUT HOME
- UPDATED CEILING FANS THROUGHOUT HOME
- UPDATED FIREPLACE SURROUND
- UPDATED INTERIOR DOORS
- UPDATED WATER HEATER
- INTERIOR & EXTERIOR OF HOME FRESHLY PAINTED
- STRUCTURED FOUNDATION W/WARRANTY