

Hi!

It's our pleasure to welcome you into our home as a prospective buyer! As we embark on the exciting journey of selling our home to someone who will love it as much as us, we would like to highlight some of the features that have made our house a home to us for five memorable years. We initially moved in as newlyweds, choosing the Heights as our area of residence due to its proximity to Downtown Houston as well as other areas we loved exploring regularly: the Heights, Montrose, Midtown, the Galleria... nothing beats being central to this huge city! When we traveled abroad, we fondly referred to our home as "Beasley" and always looked forward to returning no matter how exciting our adventures had been. We also brought back two lovely babies from our local hospital and Beasley was the perfect home as they grew into the rambunctious toddlers they are now.

Located in a quiet, gated community, you'll quickly realize it is a gem in the heart of the inner loop. Our 2,229 square foot home has lots of natural light making it inviting and open when you walk in and no back neighbors for an added touch of privacy. It also features three bedrooms each with a full bath for your convenience and that of any guests. One bedroom is located on the first floor and both the master bedroom and a secondary bedroom can be found on the third floor. The second floor boasts a spacious kitchen that opens into a bright living room with high ceilings and a conveniently located half bath. For the pie de resistance, we also have a rooftop deck with a renovated built-in outdoor kitchen including a grill, sink and cabinets that is absolutely perfect for hosting a barbecue with friends or a romantic evening dinner for two! The best part? The rooftop deck is private without any adjacent decks! Enjoy views of downtown Houston and the community parks. Hardwood floors and granite countertops throughout the home add just the right amount of flourish. The living room is pre-wired for surround sound including ceiling speaker mounts - perfect for any movie lover. We also recently upgraded the carpet in all bedrooms and closets, added ceiling fans to the secondary bedrooms, upgraded the microwave as well as the hardwood flooring in the entrance and repainted both the interior and exterior of our home. The installed sprinkler systems make outdoor maintenance a breeze.

The Heights area is very well-known historically and we're proud to have called it our home for five years! Our neighborhood, Covington Park, is quiet with very little traffic and, therefore, perfect for young children or just quiet mornings and evenings. Neighbors are quick to greet with a smile and wave. Our HOA also hosts seasonal get-togethers (Halloween, for example!) for families and the dog park in our neighborhood is great for taking your fur babies on walks! Regarding community

activities, the SPJST lodge within walking distance has Bingo night every Thursday and constantly features fun events for the family. With a membership, you can also receive access to their beautiful park and pool! Within five minutes, you can access the Memorial Hermann hospital - Heights location as well as Kroger, the Brookhollow shopping center and many clinics and dental offices to serve your health needs. Drive down Shepherd and you'll get to shop for groceries at our newly built H-E-B complete with an escalator, parking garage and a plethora of options for any individual and their diet. The area is also renowned for its outdoor eats, whimsical cafes offering delicious pastries, bubble tea and coffee and unique boutiques. We've also enjoyed family outings to MKT, an outdoor shopping center with relaxing spas, luxury clothing boutiques and many restaurants, and the Heights neighborhood library- a quaint location where you can relax or check out a recent bestseller! As a resident of the Heights, you'll also get access to all Houston has to offer: the Houston Zoo, museum district, medical center and the Galleria, to name a few!

We're positive our house has a lot to offer to whoever chooses to make it a home! Over the years, we have worked hard to meticulously maintain its interior and exterior. It's nestled in the historic heights area with many options for couples or families with children. You can shape your weekend to be the adventure you want every time, even if it's just a few floors up on the rooftop deck! The HOA is extremely well managed and includes limited access gates with security cameras, a dog park, trash and recycling, water, sewer, and landscaping.

Whether it's our home or another, we hope you find that special place to start your next chapter in life. Thank you for your time and consideration. We would love to extend our contact information in case you have any questions regarding our home. Please don't hesitate to contact us and we'd be more than happy to answer your questions!

Wishing you the best in your home-hunting journey!