



## 2007 Nina Lee Home Information

This Oak Forest home was completely taken down to the studs and added on to by Harvard Homes in 2018 which included new plumbing (PVC drain lines and PEX water lines), roofing/ventilation, HVAC system, insulation, electrical systems (copper wiring), vaulted 9ft ceilings in living and master suite, double paned windows, oak hardwood flooring throughout, and much more. Since purchase, current owner has continued to add valuable upgrades:

### Home Info:

- 4 Bedroom / 2.5 Bathroom
- Remodeled by Harvard Homes in 2018
- 2,019 sq/ft per licensed appraisal (2018)
- Property is not located in flood zone / Never flooded

### Upgrades since 2018 Remodel:

- Landscaping, hardscaping, underground drainage, low-e landscape lighting, and irrigation.
- Gutters system with gutter guards tied into underground drainage.
- 416 sq/ft covered open gable back patio with offset flagstone hardscaping.
- Cummins 20Kw whole-home backup generator system installed and maintained by A&A GenPro.
- Garage storage system, shelving, and epoxy flooring installed by Force Five Garage Solutions.
- (2) Vinotique Café Wine Fridges custom fit under kitchen island.
- Exterior Mosquito Control System installed and maintained by LocoMosquito.
- Custom fit plantation shutter window treatments throughout.
- Upgraded KitchenAid appliances and Samsung Washer/Dryer included.
- Crown molding throughout interior of home.
- Powder bath upgraded inclusive of Rejuvenation Mirror, paint, and basketweave marble flooring.
- Restoration Hardware sconces in living and RH/Rejuvenation hardware found throughout the home.
- Google Nest Thermostat, (4) Nest IQ Outdoor Cameras, Nest Doorbell, and Nest Protect Smoke/CO Detectors throughout home.

All information above provided per current owner of property.

Contact Listing Agent Julianna Morgan for more info: 979-885-8857 | [julianna@norhillrealty.com](mailto:julianna@norhillrealty.com)