

THE MIKE SEDER GROUP
REAL ESTATE

59 DEERFERN PLACE Notable Features

- All new wood floors
- All new carpets and pads
- All new baseboards throughout
- Wainscoting in the dining room
- All new paint on walls and ceilings throughout
- Built-in bench in breakfast nook
- All new recessed lighting throughout
- All new light fixtures
- All new ceiling fans with remotes
- All new window treatments with curtains & hardware
- New electrical outlets for TVs
- All new rocker and dimmable switches
- Network cables installed for smart home
- New black cables installed for smart home
- New black stainless steel dishwasher
- New hard-wired ring camera doorbell
- New front yard sprinklers



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**59 DEERFERN PLACE
THE WOODLANDS, TX 77381**

FAQ

FREQUENTLY ASKED QUESTIONS

HVAC

Number of Units: 2 Age of Units: 4 years approx Last service date: 4 months

HOT WATER HEATER

Number of Units: 1 Age of Units: 4 years approx Electric or Gas: Gas

ROOF

Type: Composition Age of roof: Approx 4-5 yrs Previous leaks? No

POOL/SPA No

Date Installed: n/a Heated: n/a Functional: n/a

FOUNDATION

Has foundation work been done? No Date: N/A Warranty? N/A

GENERATOR Have a generator? No

Service/maint schedule: No Date serviced: N/A

AVERAGE UTILITY COSTS

Electric: \$200

Gas: \$50

Water: \$100

