



Valery Blank

Certified in Fine Homes & Estates
Broker

ABR, AHS, ALHS, CDPE, CPRES, CRS, DGR,
GREEN, GRI, HECM Certified, OICP, PSA, RFC,
SFR, SRES, TRC

Val Is Your Key to Real Solutions

UPGRADES & FEATURES

**42 Lake Sterling Gate Dr
Spring, TX 77379**

- 48 kw Generator – will run the entire home & the pool
- New Roof in 2015 – 30 Year Shingles
- Outdoor Kitchen
- Outdoor Stone Fireplace
- Resurfaced Pool w/Pebble Tech & Resealed all Rocks – Heated Pool w/Grotto Waterfall
- Mosquito Misting Spray System
- Outdoor Landscaping Lighting – Front & Back
- Landscaping Upgraded/Enhanced
- 100' of Lake Front Property
- Fresh Paint – Interior & Exterior
- All 3 HVAC Systems Replaced in 2015 – 14 Seer
- Both Water Heaters Replaced in 2015
- Smart House Savant System – Control audio/video from your Phone
- Black Stainless Steel Appliances in the Kitchen
- Upgraded Granite Counters in the Kitchen
- Iron Rails on the Front Double Stairway
- Wood Floors on the Stairs
- Travertine Tile throughout most of the 1st Floor
- Updated Carpet
- Gas Fireplace in the Family Room
- Custom Wood Ceiling in the Family Room
- Full Bar on the Main Floor
- Faux Paint Ceiling in the Dining Room with Accent Lighting
- Primary Bedroom & Primary Bath have a Double-sided Fireplace
- Cedar Lined Primary Bedroom Closet
- 2 Bedrooms Downstairs w/Private Baths
- Surround Sound in Multiple Rooms and on Back Patio
- Large Game Room w/Sitting Area – the 2 Flat Screen TV's are Included
- HUGE Media Room w/Custom Trim Accents – all Furnishings & Video Equipment are Included
- Full Bar Upstairs w/Slate Flooring
- Upgraded Lighting throughout the Home
- Upgraded Bathroom Fixtures throughout
- Upstairs Balcony with gorgeous views of the Lake
- Covered Porte Cochere in the Front – Large Enough for 2 Cars
- 3 Car Garage w/custom coated flooring
- Gated Community



RE/MAX
Integrity

Each Office Independently Owned and Operated

