

Features Sheet

17114 Bending Oaks Drive, Conroe Tx, 77384

Inside Features:

- The home boasts an open concept floor plan that most families will love.
- Walk in closets & access to a bathroom for every bedroom.
- Steam shower and large soaking tub in the master bedroom.
- Marble flooring in the master bedroom and bathroom.
- Extra bedroom and bathroom downstairs that connects to the back patio. Perfect for guests, mother-in-law suite, or entertainment.
- Game room/media room upstairs that kids will love.

Outside Features:

- Cleared one acre lot approximately 100x400ft.
- Location is very desirable for anyone in the medical field wanting a home close to Harpers Preserve, with extra lot space for animals, a pool, or a shop.

Other Features:

- HVAC system installed throughout the house.
- Permits, blueprints, and drawings to complete the house are available to the buyer.
- Aerobic system drawing available to the buyer.

- HOA approval to add a shop has been granted & the documents are available to the buyer.
- Low HOA dues.

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