

Imperato Fazzino

REAL ESTATE GROUP

Buyers Want to Know More About

Property Address: 13930 Jaycreek Ct

Schools

Elementary	<u>Moore Elementary</u>
Middle	<u>Hamilton Middle School</u>
High	<u>Cypress Creek High School</u>

Feature

	<u>Year Replaced</u>	<u>Warranty(y/n)</u>
Roof	<u>2015</u>	_____
HVAC System	<u>up down garage apt</u>	_____
-AC	<u>2018 2018 2016</u>	_____
-Furnace	<u>2000 2020 1999</u>	_____
Water Heater	<u>2014</u>	_____
Cooktop/Stove	<u>2015</u>	_____
Microwave	<u>2017</u>	_____
Oven	<u>2016</u>	_____
Dishwasher	<u>2021</u>	_____
Pool Heater	<u>/</u>	_____
Pool Pump	<u>/</u>	_____
Spa/Hot Tub	<u>/</u>	_____
Interior paint	<u>various times</u>	_____
Exterior Paint	<u>2022</u>	_____
Carpet	<u>2012</u>	_____
Wood/ Tile	<u>various times</u>	_____

New Rainbird Timer for Sprinkler System 2019

Information and estimates provided above is true and accurate to the best of my knowledge.

Initialed by Seller IF, _____

All new windows
2016

Whole house repipe
with Pex 2016

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<u>Utilities</u>	<u>Jan-Mar</u>	<u>Apr-Jun</u>	<u>Jul-Sep</u>	<u>Oct-Dec</u>
Electric	<u>\$150</u>	<u>\$300</u>	<u>\$450</u>	<u>\$150</u>
Gas	<u>\$75</u>	<u>\$30</u>	<u>\$30</u>	<u>\$75</u>
Water/Sewer	<u>\$75</u>	<u>\$100</u>	<u>\$150</u>	<u>\$75</u>

Neighborhood amenities (greenbelt, pool, parks, shopping etc):

many miles of walking and bike paths
located between Willowbrook and Tomball - minutes from Vintage Park

Special Features, Amenities & Upgrades (please include special features that you would like for us to share with potential buyers):

Qsee HD home camera system w/ monitor - expandable
total remodel and redesign of master bath and upstairs bath - 2019
all new exterior doors including front door - 2018

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Initialed by Seller KT, MBT

Oversized lot on a double cul-de-sac street
Located between Tomball and Willowbrook, east Cypress area
Close to walking/biking trails and parks
Quiet
Large backyard with treehouse
Mature oak and pine trees
In ground sprinkler system
Qsee HD home camera system with monitor- expandable

4 bedrooms with 2.5 bath
Upstairs garage apartment with large game room, bedroom, and full bath
(considered 5 bedrooms, 3.5 bath total)
Standing desk/workstation area
Walk in functional pantry with outlet
Back storage room, currently used as a workout room
Workshop attached to 2 car garage
Upstairs bathroom reconfigured to best accommodate multiple children