

UPGRADES & NON REALTY

1015 W 23rd St,
Houston, TX 77008

Upgrades

Custom wood plantation shutters throughout the house	\$6,000
Game Room custom-designed, built-in cabinets	\$4,100
Full A/C coil system replaced in 2023	
Custom cabinetry throughout the whole house	
New HVAC/heat electric system	
Repaired the original foundation	
All wood was reframed & replaced with studs to a 10ft ceiling	
Professionally designed backyard landscaping by a landscape architect	
New siding	
New roof	
New plumbing	
New tankless water heater	
New Kitchen	
New bathroom	
New septic tank	
New flooring	
Custom cabinetry throughout the whole house	
New windows	
GE automatic light system (smart switches) for outdoor lights with Samsung SmartThings control module	
All new fixtures	

Non-realty

- Wall-mounted TV in the game room (fits the built-ins)
- KitchenAid refrigerator in the kitchen (\$2,700)
- Overhead garage storage rack and the garage cabinets over the door

