



LAIRD CUSTOM HOMES

6016 Fordham

Lot Size: 5,000 sqft

West University Place

Residence Size: 3,494 sqft

Houston, TX

Exterior

Full Brick surround

30-year composition shingle roof with Metal standing seam accents

Metal roof accent

Full yard sprinkler system with landscaping in front yard

Full gutter system around home

Wired for security cameras at front and back of home

Engineered Drainage plan

Covered back lanai

Front and back yards fully sodded

HomeTeam Pest Defense System Built-In Pest Control system installed

Entry

Custom iron door with glass

Video Doorbell

Dining Room

Decorative chandelier

Recess lighting

Family Room

Recess cans and ceiling fan with remote

Pre-wired for surround sound

Direct vent 36" fireplace

Custom mantle with quartz surround

Kitchen/Butler's Bar

Quartz countertops and backsplash

Waterfall Island

33" farmhouse sink with disposal

Pot filler over range

Under cabinet and recess lighting

Decorative pendant lighting over island

Custom Cabinetry with soft close drawers and cabinets

Adjustable shelving in cabinetry

Trash pull out drawer

Spice and utensil pull out drawers

Custom paint colors on cabinetry

Walk-in pantry

Access to garage via Mudroom

Appliances

Thermador 48" gas range with 6 burners and griddle

Zephyr Monsoon hood vent

Thermador built in side by side refrigerator/freezer

Thermador Dishwasher with pro handle

Thermador Microwave drawer

Game room Beverage center

ZEPHYR 24 Dual Zone Presrv Wine cooler

Garage

2 Car Garage

Liftmaster garage door opener with 2 remotes

Epoxy finish on flooring

Mud room access from garage

Study (1st Floor)

Double single light glass door entry

Decorative chandelier with recess lighting

Custom paint accent wall with picture frame detail

Stairs

Wrought iron handrail

Solid oak treads

Decorative chandelier

Primary Bedroom/ Bathroom

Recess lighting and remote operated fan

Ceiling detail

Double vanities with quartz countertops

Porcelain floors and walls

Freestanding tub with tub filler

Chrome plumbing fixtures

Sconces and recess lighting in bathroom

Oversized closet with shelves, drawers, and an abundance of hanging space

Chrome bath accessories

Game Room

24" beverage cooler

Bar Sink

Quartz countertops

Custom cabinets with uppers and lowers

Recess lighting and remote operated fan

Vaulted Ceiling

Secondary Bedrooms

Recess lighting and remote operated fans

Walk-in closets

En suite bathrooms

Large windows

Secondary Bathrooms

Recess lighting and vanity lighting

Porcelain tile

Quartz countertops

Tile to ceiling in Tubs/showers

Chrome bath accessories

Utility Room

Custom cabinetry with quartz countertops

Decorative tile flooring

Gas and electric connections for dryer

HVAC

Honeywell Home Pro Series programmable thermostats

Lennox 16 SEER (2 Units) r-8 flex ducts, gas furnace

Flooring

7 ½" Monza French Oak Engineered wood by Bella Cera

50 Year manufacturer's warranty

Structural

Engineered foundation with piers and beams and void boxes

Engineered framing

Full house wrap in thermos-ply structural support

10 ft ceilings on first floor

9 ft ceilings on 2nd floor

Anderson 100 Series Low E SmartSun Windows

Tech shield roofing for better energy efficiency

Brick exterior

Miscellaneous

Two 50-gallon gas hot water heaters-looped

Programmable digital thermostats

Ceiling fans throughout home include remote

Speaker Prewire in Study, Kitchen, Family, Master, Game room and Patio

Alarm pre-wired

All recess cans are LED

1-2-6 Builder's Express Limited Home Warranty provided

*Design elements subject to change without notice. If finishes in home are different than what is mentioned here, home finishes take precedence.