





## TOP 10 THINGS WE LOVE ABOUT OUR PROPERTY

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Property Address: 11310 Longmire Creek Ct. Conroe, TX 77304

1. Privacy
2. Quiet
3. Detached Garage + 3 Car Carport for extra covered parking
4. Rear lot access from Longmire Rd to park boat & trailer
5. Pool and Backyard Oasis
6. Close proximity to the freeway & The Woodlands
7. Close to all things medical, grocery, shopping
8. Super friendly neighbors
9. Home layout - open & split floorplan
10. FIBER internet & private office



## AGE OF MECHANICALS

Property Address: 11310 Longmire Creek Ct. Conroe, TX 77304

MECHANICALS	APPROXIMATE AGE
A/C #1	2012
A/C #2	2016
A/C #3	
WATER HEATER #1	2022
WATER HEATER #2	
WATER HEATER #3	
WATER SOFTENER (IF APPLICABLE)	
FURNACE #1	2012
FURNACE #2	2016
FURNACE #3	
OVEN(S)	2017
COOKTOP	2017
DISHWASHER	2024
MICROWAVE	2017
BUILT-IN REFRIGERATOR (IF APPLICABLE)	2023 but not built in
POOL PUMP	
POOL FILTER ASSEMBLY	
POOL HEATER	2017
POOL PLASTER	2012



## UTILITY INFORMATION

Property Address: 11310 Longmire Creek Ct. Conroe, TX 77304

UTILITY	MONTHLY AVG.
ELECTRIC	\$225
GAS	\$90
WATER/WASTE MGMT	\$150