

Interview with the Sellers

1. Why did you decide to buy this home for yourself?

We had lived in Briargrove Park almost thirty years when we decided to move my wife's mother into our home to live with us; however, it was necessary that we have a larger space. We were unwilling to move out of Briargrove Park and were very fortunate to find the ideal home that had just come on the market.

2. What do you think are the best features of your home?

There are numerous features we love about our home:

- a. Large lot
- b. Numerous trees
- c. Location in the section of Briargrove Park north of Briar Forest
- d. Kitchen replaced to studs with Woodmode cabinetry
- e. Double fireplace between the kitchen and den
- f. Plantation shutters throughout
- g. Hardwood floors
- h. Windows by Anderson on east and west
- i. Large covered patio
- j. Hardiplank garage
- k. Half bath just off the kitchen at the back door
- l. Home has never flooded, not even during Harvey

3. What do you like best about your neighborhood?

The best thing about Briargrove Park is the people who live here. It is definitely a family environment, and we have made numerous close friends throughout the fifty – five years we have lived here.

4. What are y our favorite places for recreation, shopping and eating nearby?

Throughout the years we have enjoyed the recreational area provided in Briargrove Park, especially the pool. City Center and Memorial City are just minutes away from us, and we have done much of our shopping there for almost anything that we have needed. Grocery stores, movie theatres, and restaurants abound both along Katy Freeway and Westheimer. Every type of food imaginable is available within 10 minutes of us. Los Tios and El Tiempo are favorites along with the Taste of Texas and Pappadeaux . I-10 is five minutes away which gives us a direct route to all that is available downtown for entertainment from live theatre to professional sports. This is a wonderful location and the perfect place to live.

BUYERS WANT TO KNOW

ADDRESS: 10223 Slady Reese Drive

Does your home have a Home Warranty? If so, please provide name & number: no

Please provide any recent updates: Windows by Anderson - E & W elevations
newly sod front yard

Previous Year's Tax Amount: \$5600 - senior discount cap

What is the age of the:

A/C: 14 yrs

Heater/Furnace: 1999/2008

Unit 2: NA

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Water Heater: 9 yrs

Dishwasher: 20 yrs

Carpet: 14 yrs

Other Flooring: 14 yrs hardwood

Interior Paint: 20 yrs

Exterior Paint: 8 yrs

Roof: 16 yrs

Stove: 20 yrs

Oven: 20 yrs

Fence: 20 & 13 yrs

Built-in Micro: 20 yrs

Pool/Spa: NA

Pool/Spa Equipment: NA

What is covered by HOA Maintenance Fee? Security patrol, gas
light maintenance, back door trash pickup

Average Utilities:

Electricity: High 575 Low 250

Gas: High 100 Low 30

Water: High 575 Low 200 - city water
(billing inaccurate)

Schools: Elem: Walnut Bend Middle: Paul Revere High: West side

HOA NAME, PHONE NUMBER, & ANNUAL DUES: BGP Property Owners, \$145
713-782-6761