



Notable Features + Amenities

2-3 Bedrooms | 3 Full Baths | 1 Half Bath

3,181 Building Sq. Ft. (Per HCAD) | 5,113 Lot Sq. Ft. (Per HCAD) | Built in 1979 (Per HCAD)

Miscellaneous Home Features and Information

- Extensive remodel conducted by current owner in 2013; updates made to all bathrooms, interior and exterior re-painted, floors refinished / refurbished / replaced, door and cabinet hardware replaced, plumbing fixtures replaced
- Elevator installed; was replaced during most recent remodel and goes to both floors and the roof
- Floor-to-ceiling window wall in Dining Room replaced with commercial grade window system during remodel
- All exterior doors replaced during remodel
- Primary Bathroom and closet floorplan reconfigured
- Water filtration system for the whole house
- 2-Car garage with storage closet
- Private drive with additional parking for up to 4 vehicles
- Home security system with motion sensing cameras and alarm
- HVAC equipment replaced upstairs in 2023; downstairs replaced during remodel (apx. 2013)

Foyer – 15' x 7'

- 10' Ceiling
- Solid walnut double door entry with wax finish and hand crafted hardware from Argentina
- Garage access
- Powder Bath access
- Staircase to 2nd floor
- Recessed lighting
- Crown moulding and multi-piece baseboards
- 2" Hardwood floors

Formal Living Room – 22' x 16'

- 10' Ceiling
- Set of full-lite double doors to rear patio with full-lite transom
- Two full-lite windows
- Gas fireplace with limestone mantel and hearth
- Recessed lighting
- Crown moulding and multi-piece baseboards
- 2" Hardwood floors

Family Room – 16' x 15'

- 10' Ceiling
- Set of full-lite double doors to rear patio with full-lite transom
- Two full-lite windows
- Gas fireplace with slate surround and hearth
- Recessed lighting
- Crown moulding and multi-piece baseboards
- 2" Hardwood floors

Dining Room – 17' x 16'

- 20' Ceiling
- Floor-to-ceiling 9-lite window
- Two floor-to-ceiling 3-lite windows
- Studio lighting fixture
- Multi-piece baseboards
- 2" Oak floors

Library – 15' x 8'

- 10' Ceiling
- Six built-in bookcases with adjustable shelving
- Recessed lighting
- Multi-piece crown moulding and multi-piece baseboards
- 2" Oak floors

Kitchen – 17' x 7'

- 10' Ceiling
- Soapstone countertops and full backsplash
- Stainless steel KitchenAid refrigerator/freezer combo
- Stainless steel GE Monogram 4-burner gas cooktop
- Stainless steel GE microwave
- Stainless steel GE dual ovens
- Stainless steel GE dishwasher
- Stainless steel deep basin sink with gooseneck faucet
- Walk-in pantry with built-in shelving
- Adjacent Breakfast nook (10' x 8') with full-lite sliding glass door to patio
- Adjacent patio with gas connection for grilling station
- Built-in custom cabinet and drawer storage
- Under cabinet lighting
- Recessed lighting
- Crown moulding and multi-piece baseboards
- 2" Oak floors

Primary Suite – 25' x 16'

- 9' Ceiling
- Full-lite double doors to private screened balcony (16' x 5')
- Two full-lite windows
- Gas fireplace set in marble surround with marble hearth and millwork mantel
- Two double door walk-in closets (5' x 5' each) in entry with built-in storage
- Two built-in bookcases with adjustable shelving and double door cabinets
- Ceiling fan
- Directional display lighting
- Recessed lighting
- Multi-piece crown moulding and baseboards
- Seagrass floors

Primary Bathroom – 10' x 9'

- 9' Ceiling
- One full-lite window with shades
- Vanity with marble countertop and polished nickel frame
- Makeup vanity with marble countertop, wall mirror with two polished nickel vanity sconces, and built-in drawers
- Tub/shower combo with jetted tub set in marble slab surround, floor-to-ceiling marble tile walls, glass door enclosure, and polished nickel hardware
- Toto commode
- Built-in linen cabinet
- Recessed lighting
- Crown moulding and baseboards
- Marble tile floors

Primary Closet – 16' x 3'

- Ten fixed hanging rods
- Built-in fashion mirror
- Three sets of built-in shelving
- Fluorescent lighting
- Baseboards
- Seagrass floors

Bedroom 1 – 16' x 16'

- 9' Ceiling
- Set of full-lite double doors to balcony; balcony has spiral staircase to roof
- Two full-lite windows
- Gas fireplace with marble slab surround, marble hearth, and millwork mantel
- Double door closet with built-in storage
- Ceiling fan
- Recessed lighting
- Crown moulding and baseboards
- 2" Oak floors

Bedroom 1 Bathroom – 8' x 7'

- 9' Ceiling
- Full-lite window with shades
- Vanity with marble countertop and backsplash, porcelain sink with polished nickel faucet, and built-in cabinet storage
- Shower with floor-to-ceiling marble tile surround, glass door, and polished nickel hardware
- Toto commode
- 3-Bulb vanity sconces
- Recessed lighting
- Baseboards
- Marble tile floors

Study / Guest Bedroom – 10' x 9'

- 9' Ceiling
- 2-Lite window
- Ground floor location
- Ceiling fan with lighting
- Crown moulding and baseboards
- Seagrass floors

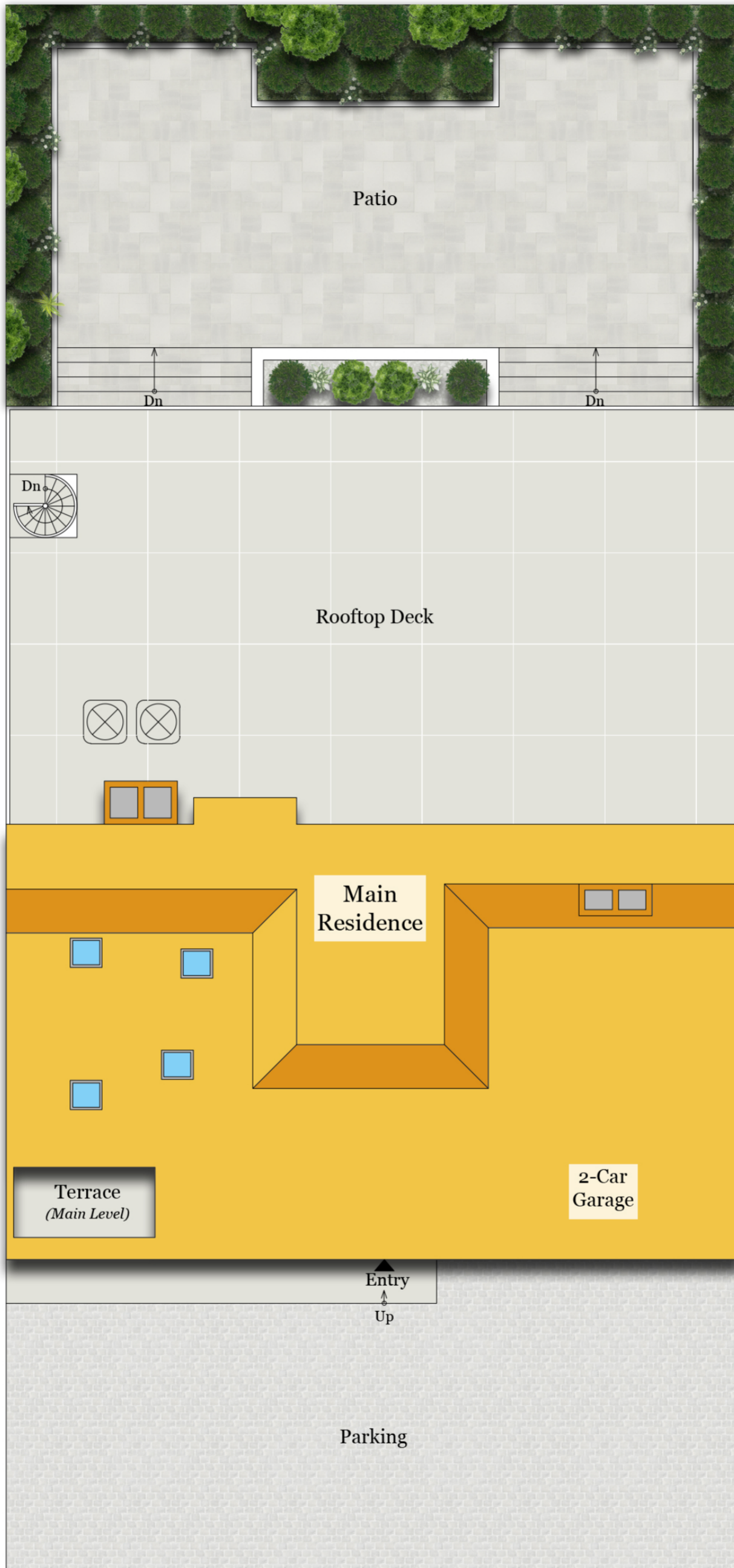
Guest Full Bathroom – 7' x 5'

- 8' Ceiling
- Skylight
- Ground floor location
- Porcelain pedestal sink
- Shower with rainfall head and floor-to-ceiling porcelain tile surround
- Kohler commode
- Wall-mounted mirror with matching glass toiletry shelf
- Single wall sconces
- Floor-to-ceiling porcelain tile walls
- Porcelain tile floors

Utility Room – 8' x 7'

- 7' Ceiling
- Granite countertop and backsplash
- Space for full-size washer and dryer with electric connections
- Stainless steel GE Monogram mini refrigerator
- Stainless steel utility sink
- Built-in cabinet storage
- Recessed lighting
- Baseboards
- 24" Tile floors

Site Plan





Floor Plan



Total Finished Square Footage: 3,383 SQ FT

Above-Grade: 3,383 SQ FT Below-Grade: N/A
 Plus 509 SQ FT 2-Car Garage on Main Level
 Plus 24 SQ FT Mech Room on Main Level
 Plus 8 SQ FT Mech Room on Upper Level
 Calculated per ANSI Standard Z765-2003.

* Total Finished & Unfinished Square Footage: 3,924 SQ FT



MAIN LEVEL

1,984 SQ FT



UPPER LEVEL

1,399 SQ FT