

INTERVIEW WITH THE SELLERS

Valuable insight on owning this home



PROPERTY ADDRESS:

4011 N Water Iris Court, Houston, Texas 77059

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

Schools and the size were our main focus. Pool was a bonus

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

The pool and now having the solar installed has cut our energy bill drastically

3. Tell me what you like best about your neighborhood?

Perfect area to raise a family they have many events during the holidays as well as hosting Saturday movie night in the park/pool area.

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

TJ Maxx Bath and body Works, Petsmart H-E-B and Akashi are all just around the corner. There is also master Ramen mod pizza, subway, pizza, and many more in the same shopping centers as well as two nail salons. There is rarely any need to go to town it is all less then a mile away.

Useful Property Information

5. What are your average utility bills?

	SUMMER	WINTER
Average Electric Bill	\$450 before solar/ \$160 after	\$590 before solar/ \$270 after
Average Gas Bill	\$60	\$108
Average Water Bill	\$150	\$170

6. How old are the the following items?

	UNIT 1	UNIT 2
Air Conditioning	At least 4yrs old	Less than 2 yrs old
Furnace	At least 4yrs old	Unknown
Water Heater	Unknown	Less than 3yrs
Dishwasher	2yrs	
Garbage Disposal	Less than 1yrs	
Pool	Unknown Original with home	Heater replaced in 2022
Pool Pumps	Unknown Original with home	

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7. Please list any updates/upgrades made to the property.

UPGRADES / UPDATES	YEAR COMPLETED
52 Solar Panels	2022
Pool Heater	2022

Exclusions

Included When Selling a Home: Any equipment and appliances, valances, screens, shutters, awnings, wall-to-wall carpeting, mirrors, ceiling fans, attic fans, mail boxes, television antennas and satellite dish system and equipment, mounts and brackets for televisions and speakers, heating and air-conditioning units, security systems, fire detection equipment, wiring, plumbing and lighting fixtures, chandeliers, water softener system, kitchen equipment, garage door openers, pool cleaning equipment, shrubbery, landscaping, outdoor cooking equipment, and all other property owned by seller and attached to the above described real property. Any window air conditioning units, stove, fireplace screens, curtains and rods, blinds, window shades, draperies and rods, door keys, mailbox keys, above ground pool, swimming pool equipment and maintenance accessories, artificial fireplace logs, and controls for: satellite dish systems, garage doors, entry gates and other improvement and accessories.

8. Are there any exclusions, or items you are not including, with the sale of the property?

- No Yes (Please be sure to reference above list of inclusions)

If Yes, please list any exclusions below:

Washer and Dryer unit will be picked up upon sale of home unless buyer would like to purchase.