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3-Up Comparison

Prepared By: Melissa Wilson

Listings as of 04/22/25 at 9:17 am



	<u>Details</u>	<u>Details</u>	<u>Details</u>
Address	4127 Mistissin Lane	15307 Summerlyn Point Lane	15410 Crawford Crest Lane
MLS #	28865226	39492101	83059693
CDOM	3	86	176
List Price	\$215,000	\$239,900	\$239,900
LP/SF	\$136	\$131	\$138
List Date	03/25/2024	04/21/2024	02/10/2025
Status	Sold	Sold	Sold
Prop Type	Single-Family	Single-Family	Single-Family
New Construct	No	No	No
Subdivision	Summerlyn Sec 1	Summerlyn	Summerlyn Sec 5
Building SqFt	1,580	1,828	1,735
Lot Size	4,517	4,719	4,141
Beds	3	3	3
Baths - Full	2	2	2
Baths - Half	1	1	1
# of Stories	2	2	2
Year Built	2005	2007	2012
Gar # of Spcs	2	2	2
Garage Desc	Attached Garage	Attached Garage	Attached Garage
Pool - Private	No	No	No
Fireplace			
Maint Fee	\$445/Annually	\$350/Annually	\$445/Annually
Close Cst Pd	\$0	\$5,000	\$5,000
Rep/Allow Pd	\$0	\$0	\$10,000
Sold Price	\$220,000	\$235,000	\$238,000
Adj \$/SqFt	\$139.24	\$125.82	\$128.53
Sold Date	05/24/2024	09/03/2024	04/18/2025
Remarks	NEW CARPET!! Just installed This home features 3 bedrooms and 2.5 bathrooms and is in a central location near to everything.	Welcome to your dream home at 15307 Summerlyn Point Lane, nestled in the heart of Houston, Texas. This charming home features 3 cozy bedrooms, 2.5 bathrooms, and a spacious land size of 4,719 square feet. Experience the joy of seamless connectivity with great access to Beltway 8 and Hwy 288, ensuring an easy commute to the Medical Center and downtown. The open-plan kitchen is designed to be the heart of the home,	This charming 3 bedroom, 2.5 bathroom home offers a fantastic location with easy access to Beltway 8, 59 and 288, making your commute a breeze! Situated just minutes from Hobby Airport and the Texas Medical Center, this property is ideal for both convenience and comfort. Inside, this home features brand new paint and flooring throughout. The well-appointed kitchen provides a perfect space for meal preparation with built-in island and spacious maple cabinets. It comes complete with a refrigerator, microwave,

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Address	15306 Singing Bird Court	3826 Aurora Mist Lane	4119 Rain Willow Court
MLS #	11497031	64709447	10974508
CDOM	6	20	16
List Price	\$239,900	\$259,990	\$260,000
LP/SF	\$160	\$172	\$166
List Date	05/24/2024	09/24/2024	07/16/2024
Status	Sold	Sold	Sold
Prop Type	Single-Family	Single-Family	Single-Family
New Construct	No	No	No
Subdivision	Summerlyn Sec 02	Summerlyn Sec 4	Summerlyn Sec 2
Building SqFt	1,500	1,512	1,568
Lot Size	9,501	4,500	4,500
Beds	3	3	3
Baths - Full	2	2	2
Baths - Half	0	0	0
# of Stories	1	1	1
Year Built	2007	2008	2006
Gar # of Spcs	2	2	2
Garage Desc	Attached Garage	Attached Garage	Attached Garage
Pool - Private	No	No	No
Fireplace			2
Maint Fee	\$350/Annually	\$500/Annually	\$350/Annually
Close Cst Pd	\$0	\$5,000	\$5,000
Rep/Allow Pd	\$0	\$0	\$0
Sold Price	\$247,500	\$250,000	\$260,000
Adj \$/SqFt	\$165.00	\$162.04	\$162.63
Sold Date	06/28/2024	11/14/2024	08/29/2024
Remarks	Welcome to this lovely home situated on a cul-de-sac in Summerlyn! With 3 bedrooms and 2 bathrooms, this property offers a spacious layout with modern updates including new luxury vinyl plank flooring, new quartz countertops, new carpet, new stainless steel appliances, and fresh paint throughout. Newer roof approximately two years old. Enormous backyard space! Located in a charming community with easy access to Beltway 8, major freeways, and nearby amenities.	Beautiful three bedroom home in the Summerlyn Subdivision. Great location, close to 288 and W Sam Houston Pkwy, restaurants, parks, mall and entertainment. Open floor plan with plenty of space to relax. This home features upgraded lights, ceiling fans, new fixtures, new blinds, commercial grade aminate flooring throughout the house. Granite counter tops and a farm sink. New interior and exterior paint, epoxy floor coating in the garage. and commercial grade laminate flooring. Brand new water heater and new	Location, location, Welcome to this charming property nestled in a desirable neighborhood. Cozy up by not one, but two fireplaces - one in the living area and another in the master bedroom. With three bedrooms and two bathrooms, this residence offers comfortable living spaces for families or individuals alike. Stainless steel appliances, tile throughout the home, natural lighting, Conveniently located near amenities and transportation, this home is a gem. Don't miss the chance to make this house into your dream home!

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Details

Address	4106 Heathford Lane
MLS #	5083445
CDOM	5
List Price	\$265,000
LP/SF	\$153
List Date	06/10/2024
Status	Sold
Prop Type	Single-Family
New Construct	No
Subdivision	Summerlyn
Building SqFt	1,735
Lot Size	4,500
Beds	3
Baths - Full	2
Baths - Half	1
# of Stories	2
Year Built	2011
Gar # of Spcs	2
Garage Desc	Attached Garage
Pool - Private	No
Fireplace	1
Maint Fee	\$444/Annually
Close Cst Pd	\$0
Rep/Allow Pd	\$6,000
Sold Price	\$265,000
Adj \$/SqFt	\$149.28
Sold Date	07/15/2024

Remarks Welcome home! This meticulously well-maintained home boasts the pride of homeownership. Featuring a master retreat with awesome closet space. This open floor plan makes for a nice bright and a spacious living area on the first level. A huge kitchen with lots of cabinet space great for entertaining and family gatherings. The second level includes spacious secondary bedrooms and a built-in desk/workspace ideal for remote work. Refrigerator, washer and dryer negotiable. The location is ideal with quick