

INTERVIEW WITH THE SELLERS

Valuable insight on owning this home



LIVING THE DREAM
REALTY GROUP

PROPERTY ADDRESS:

13003 Brutus Hill Ln, Houston, TX 77072

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

I purchased my home at 13003 Brutus Hill Lane for my son, who was just two years old at the time, and me. It was the perfect starter home for us. Our neighborhood has been a wonderful place to live - safe, welcoming, and a great environment for raising children.

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

Its location is its best feature - situated in the inner circle of the community with minimal parking issues and close to the pool area. My neighbors have been part of the community since the day ground was first broken, making it a well-established and welcoming place to live.

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

Our neighborhood has been a wonderful place to live - safe, welcoming, and a great environment for raising children. The homeowners association truly cares about its residents and takes pride in maintaining the community.

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

We're just 10 minutes from Westheimer West Chase District, 15 minutes from the Energy Corridor, 15 minutes from Stafford/Sugar Land, and 20 minutes from Midtown/Galleria. It offers the best of both worlds - an affordable, amazing home with quick and easy access to key areas!

Useful Property Information

5. What are your average utility bills?

	SUMMER	WINTER
Average Electric Bill	145.00	75.00
Average Gas Bill	35	35
Average Water Bill	62.00	62.00

6. How old are the the following items?

	UNIT 1	UNIT 2
Air Conditioning	X	n/a
Furnace	X	n/a
Water Heater	X	n/a
Dishwasher	X	n/a
Garbage Disposal	X	n/a
Pool	X	n/a
Pool Pumps	X	

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

UPGRADES / UPDATES	YEAR COMPLETED
Recent Home Renovations: Freshly painted walls, ceilings, doors.	2
Backyard Fence	4
1st Floor Tile Flooring with a Hardwood Aesthetic	4
Stairs Floor Lament Flooring	3
2nd Floor Vinal Flooring	3
Bathroom Shower Hardware	1
New AC Unit	2
Attic Solar Breeze	2
New Water Heater	5
New Roof	1.5

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:

Excluding Ring Camera in the driveway.