

# INTERVIEW WITH THE SELLERS

Valuable insight on owning this home



## PROPERTY ADDRESS:

24018 Adobe Ridge Lane, Katy, TX 77493

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

Because it's a 4 Bedrooms House, with All the Secondary Bedrooms are very BIG in Size compare to other houses having Smaller Size. The Expansive Hallway with Its High Ceilings Give Me a Majestic Feel . The Large Primary Bedroom is a Sanctuary for My Rest and Relax Peacefully. With a Huge Walk-In-Closet, It is a Dream Space for Everything, including to Set Up a Home Office, or Kid Play Room within the Primary Room

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

The best feature of my home would be the Large, Open-Concept Living Space. It Creates such a Warm and Cozy Atmosphere, where Everyone Can Gather Together and Enjoy each other's company. The Kids or Guests can enjoy the Spacious in All Secondary Bedrooms. A Big Backyard provides the perfect setting for everything from quiet evenings under the stars to lively summer parties with family and friends.

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

Friendly Neighbors who are willing to help each other out. Easy Access to Walking / Bike Paths, Nice Playground with Swings, Beautiful Lake with Green Trees, at the Mason Creek Park is truly an Oasis where you can escape life's rigors. A Safety Neighborhood where you can forget to close the Garage Door at night and nothing happened. There are so many Restaurants surround the neighborhood, some open late night

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

For Recreation: Mason Creek Park North Hike and Bike, Mary Jo Peckham Park, Typhoon Texas Waterpark Katy, Andretti Indoor Karting and Games Katy, PopStroke Mini Golfs, Altitude Trampoline Park, Cimemark. For Shopping: Katy Mills Mall, Katy Asian Town and more... For Eating: Plenty All-You-Can-Eat Sushi, Hot Pot, Many Different Buffets, Many Foods from Different Countries: Asia, Mexico, Latin, America, and Europe.

## Useful Property Information

### 5. What are your average utility bills?

	SUMMER	WINTER
Average Electric Bill	\$350	\$120
Average Gas Bill	\$40	\$120
Average Water Bill	\$55	\$55

### 6. How old are the the following items?

	UNIT 1	UNIT 2
Air Conditioning	9 Years	
Furnace	9 Years	
Water Heater	9 Years	
Dishwasher	9 Years	
Garbage Disposal	9 Years	
Pool	NA	
Pool Pumps	NA	



### This Home is equipped with a Smart Thermostat, Smart Lock, Ring Video DoorBell

- With Smart Thermostat, you can change the Temperature of your home remotely, such as before you get back home from work, you want to turn it on at your desired temperature, and when leaving for work, or vacation, you can turn off your Home Thermostat from wherever you are at.
- With Smart Lock, you don't need a key to open the door, just hit the Unlock Button from the App or set it up to automatically unlock when you are nearby.
- With Ring Video DoorBell, you receive phone notification when DoorBell detects motion. You can say hi to guests. It is a Two-Way talk from the Ring App. It can also be like an answering machine for your front door, your Guests can leave a message.

For Outdoor lovers, from the house, you can access [Mason Creek Park Hike and Bike](#) very quickly via shortcut from Adobe Ridge Ln, only the Local knows. During Summer, you will see many Wedding Couples take pictures at the park

The Property is located in a Food Hub, surrounded by many Restaurants, from Casual to Formal, All-You-Can-Eat Sushi, Buffet, Hot Pot, as well as popular Fast Food Restaurants:

- Starbucks (1.8 miles from Adobe Ridge Ln)
- McDonald's, Whataburger, Burger Kings, Chick-fil-a, Taco Bells, Jack in the Box, Dairy Queen, Panda Express, Shipley Donuts, Kolache Factory, Domino's Pizza, Wingstop, Subway, Bubba's 33 (about 2.3 miles from Adobe Ridge Ln)
- Tropical Smoothie Cafe (2.6 miles from Adobe Ridge Ln)
- In-And-Out Burgers (2.6 miles from Adobe Ridge Ln)
- Sonic (1.8 miles from Adobe Ridge Ln)
- Popeyes Louisiana Kitchen (3.8 miles from Adobe Ridge Ln)
- Shake Shack (7.7 miles from Adobe Ridge Ln)
- Denny's (3.4 miles from Adobe Ridge Ln)
- The Whiskey Cake Kitchen and Bar (3.4 miles from Adobe Ridge Ln)
- Portillo's Katy (Chicago Street Food, 3.7 miles from Adobe Ridge Ln)
- Red Lobster (3.8 miles from Adobe Ridge Ln)
- Cheddar's Scratch Kitchen (5.9 miles from Adobe Ridge Ln)
- Texas RoadHouse (5.5 miles from Adobe Ridge Ln)

- Gringo's Mexican Kitchen (3.6 miles from Adobe Ridge Ln)
- Los Cucos Mexican Cafe (3.9 miles from Adobe Ridge Ln)
- Chuy's Tex Mex (5.3 miles from Adobe Ridge Ln)
- Rainforest Cafe - inside Katy Mills Mall (3.9 miles from Adobe Ridge Ln)
- The Cheesecake Factory - inside Katy Mills Mall (3.9 miles from Adobe Ridge Ln)

#### All-You-Can-Eat Sushi:

- Little Sakana (3 miles from Adobe Ridge Ln)
- Taizzi Sushi (3.2 miles from Adobe Ridge Ln)
- Sushi Ichii (5.5 miles from Adobe Ridge Ln)
- Sushi 9 (6.8 miles from Adobe Ridge Ln)

#### All-You-Can-Eat Hot Pot - Shabu Town (6 miles from Adobe Ridge Ln)

#### Buffets:

- Feast Buffet (6.1 miles from Adobe Ridge Ln)
- E-Star Buffet (6.5 miles from Adobe Ridge Ln)
- Hibachi Grill and Buffet (14 miles from Adobe Ridge Ln)
- Tandoori Grill (Indian Buffet Lunch, 5.8 miles from Adobe Ridge Ln)
- Tru India (Indian Buffet Lunch, 6 miles from Adobe Ridge Ln)
- Dimassi's Mediterranean Buffet (7.8 miles from Adobe Ridge Ln)
- Cicis Pizza Buffet (4.6 miles from Adobe Ridge Ln)

#### Groceries Stores:

- H-E-B (1.4 miles from Adobe Ridge Ln)
- H-mart (Asian Grocery Store, 2.8 miles from Adobe Ridge Ln )
- Walmart (2.2 miles from Adobe Ridge Ln)
- Kroger (2.3 miles from Adobe Ridge Ln)La Michoacana Supermarket (Mexican Grocery Store, 4.1 miles from Adobe Ridge Ln)

#### Entertainment Places:

- Typhoon Texas Waterpark in Katy (3.3 miles from Adobe Ridge Ln)
- Andretti Indoor Karting and Games Katy (3.5 miles from Adobe Ridge Ln)
- PopStroke Mini Golfs and Restaurant (3.3 miles from Adobe Ridge Ln)
- Chuck E. Cheese Katy (3.2 miles from Adobe Ridge Ln)
- Katy Go Karts (6.9 miles from Adobe Ridge Ln)
- Altitude Trampoline Park (3.2 miles from Adobe Ridge Ln)
- Cinemark Katy and XD (3.4 miles from Adobe Ridge Ln)
- AMC Theater (4.1 miles from Adobe Ridge Ln)

[University of Houston at Katy](#) (2.8 miles from Adobe Ridge Ln)

[University of Houston-Victoria at Katy](#) (3 miles from Adobe Ridge Ln)

#### Shopping Centers:

- H-mart Katy Shopping Center - with many Tea Houses and Asian Restaurants (2.8 miles from Adobe Ridge Ln)
- Katy Mills Mall - with many Retail Stores and Restaurants (3.9 miles from Adobe Ridge Ln)
- Grand Morton Town Center - a great mix of local restaurants, shops, and services (2.2 miles from Adobe Ridge Ln)

#### Hospital / Urgent Care / Dentist

- MedExpress Urgent Care (2 miles from Adobe Ridge Ln)
- Memorial Hermann Katy Hospital (3.5 miles from Adobe Ridge Ln)
- Peek Dentistry (1.9 miles from Adobe Ridge Ln)

#### Parks

- Mason Creek Park North Hike and Bike (0.5 miles from Adobe Ridge Ln)
- Mary Jo Peckham Park (2.9 miles from Adobe Ridge Ln)