

IN THE WORDS OF THE SELLERS



What do you love most about your home?

There is a view from every main living area to the backyard spaces, The double shower head in the primary standing shower and jacuzzi tub in the primary. Vaulted ceilings in the master bedroom and dining area, Privacy of the primary bedroom. Entrance that opens into most of the main spaces, flagstone patio, gazebo, deck, and fire pit.

What do you love most about your neighborhood?

Quiet. Peaceful. All of the trees.

Where are your favorite places to shop and dine?

all the stores at the Grand Parkway shopping center, 7 brew, hobby lobby, multiple gyms in the nearby areas.

What are your average utility bills?

UTILITY	SUMMER	WINTER
ELECTRIC	225	100
GAS	55	65
WATER	65	70



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UPDATES & IMPROVEMENTS

Full kitchen remodel

New LVP flooring

Interior paint

Bathroomx2 freshly painted cabinets with new fixtures

Bathroomx2 new mirrors and medicine cabinets

Secondary bathroom new toilet



YEAR

2024

2024

2024

2025

2025

2025

HOW OLD ARE THE FOLLOWING ITEMS?

	UNIT 1	UNIT 2
FURNACE	Unknown	
A/C	Unknown	
WATER HEATER	Unknown	
DISH WASHER	1 year	
POOL	NA	

