



CHRISTIAN MEACHAM
REAL ESTATE TEAM

Additional Home Information

Property Address: 3011 Canyon branch Ln. Year Built: 2011

HOA Information

Is your home in an HOA? yes HOA Management Co.: _____

HOA Annual Dues: \$990 Additional Subdivision Fees: N/A

Does your community have a pool? Yes/ No How many? 2 + a splash pad

Golf Course Yes/ No Golf Course Name: N/A

Is your home located on a golf course? Yes/ No If so, which hole? N/A

Is there a Recreation Center? Yes/ No clubhouse + gym

Additional Neighborhood Amenities:

splashpad, basketball, gym, playgrounds

Interior

Floors in Home Tile/ Wood/ Carpet/ Stone/ Laminate Other N/A

Kitchen Countertop Material: granite

Primary Bath Countertop Material: _____

Secondary Bath Countertop Material: _____

Age of Interior Paint: 8-9 yrs Fireplace: Gas or Wood Burning

Other Interior Information:

- surround sound speakers installed in media room, - surround system wired game/ kitchen/ master/ patio throughout.
- library
- 5 bedroom
- gameroom + media room
- living room fan doesn't spin, lights work

Exterior

cement board

Circle All that Apply: Siding Brick Stucco/ Stone/ Hardy Board/ Wood Siding

Roof Type: composite

Age: original

Age of Exterior Paint: _____ Which direction does your front door face? North

Other Exterior Information:

10x40 patio, custom pergolas x2 wired for lights, fan, motion detector. 24x3 in ground vegetable garden. sprinklers
House Components

Water Heater(s): Tankless Electric/ Gas Age(s): original Number of Units 1

HVAC Age: interior units = 4 yrs exterior = original Number of Units 2

Heat Source (Furnace): Electric / Gas Age: original Dryer Connection: Electric / Gas / Both

14/12/25
ink

Oven Type: Gas/ Electric Oven Age: original Dishwasher Age: original

Stove Type: Gas / Electric Stove Age: original Microwave Age: 3 yrs

City Sewer or Septic Public Water or Well Foundation: Slab or Pier & Beam

Other Information:

garbage disposal - 6 yrs old connected AT+T fiber - 4 yrs
there is a satellite dish (but i've never used it)

Pool Information

Pool: Yes/ No Type: Salt/ Chlorine How Many Gallons? _____

Spa: Yes/ No Heated Pool: Yes/ No

Pool Material: _____ Pool Depth _____ Age of Pool: _____

Other Pool Information:

Schools:

Elementary Birmingham Woods

Middle Cox Intermediate, York Junior High

High Grand oaks High School