

# INTERVIEW WITH THE SELLERS

Valuable insight on owning this home



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## PROPERTY ADDRESS:

31410 Sandpiper Creek Dr, Hockley, TX 77447

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

When we first saw this house we immediately fell in love with it. With easy access to 290 and grand parkway, this house sits on a larger 70 foot lot and no back neighbors. With high ceilings, an open concept floor plan and 2 bedrooms down was perfect for our family needs.

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

Best features are the location, 3 car garage with extended wide driveway, a large 70 foot lot with no back neighbors, an extended covered patio, whole house water softener with reverse osmosis, high ceilings, 2 bedrooms down, a relaxing master's suite with bay windows, a huge kitchen island and double ovens.

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

It's a wholesome family oriented community with great amenities such as neighborhood lake, pool, walking trails, club house and community organized events.

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

Minutes away from Houston premium outlet mall, nearby Zuby park and great restaurants all around

## Useful Property Information

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

	SUMMER	WINTER
Average Electric Bill	300	150
Average Gas Bill	30	100
Average Water Bill	200	100

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

	UNIT 1	UNIT 2
Air Conditioning	4	0
Furnace	4	0
Water Heater	4	0
Dishwasher	4	0
Garbage Disposal	4	0
Pool	0	0
Pool Pumps	0	0

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

UPGRADES / UPDATES	YEAR COMPLETED
Whole house water softener with reverse osmosis	2021
Extended wide driveway	2021
0	0
0	0
0	0
0	0
0	0
0	0
0	0
0	0
0	0
0	0

## 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:

Television mounted in upstairs bedroom.  
Refrigerator  
Freezer  
Washer and dryer