

# Updates

20810 Bonham Park Lane,  
Humble TX 77338

## HOME'S MOST ESSENTIAL SYSTEMS HAVE BEEN UPDATED

*Improvements made since 2022:*

- Roof Replaced 2024 (includes warranty)
- AC Replaced 2024
- Water heater 2024
  
- New Kitchen Cabinets and Appliances
- New Bathroom Vanities
  
- Fresh Interior Paint
- Nest thermostat
  
- Washer, Dryer and Fridge Included

# Features

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## Neighborhood & Location

- Located in the established Kenswick Forest community
- Access to two neighborhood parks and one community pool
- Direct connection to nearby nature trails and open space
- Convenient access to shopping, dining, and everyday essentials
- Easy access to major roadways for commuting

## Exterior Features

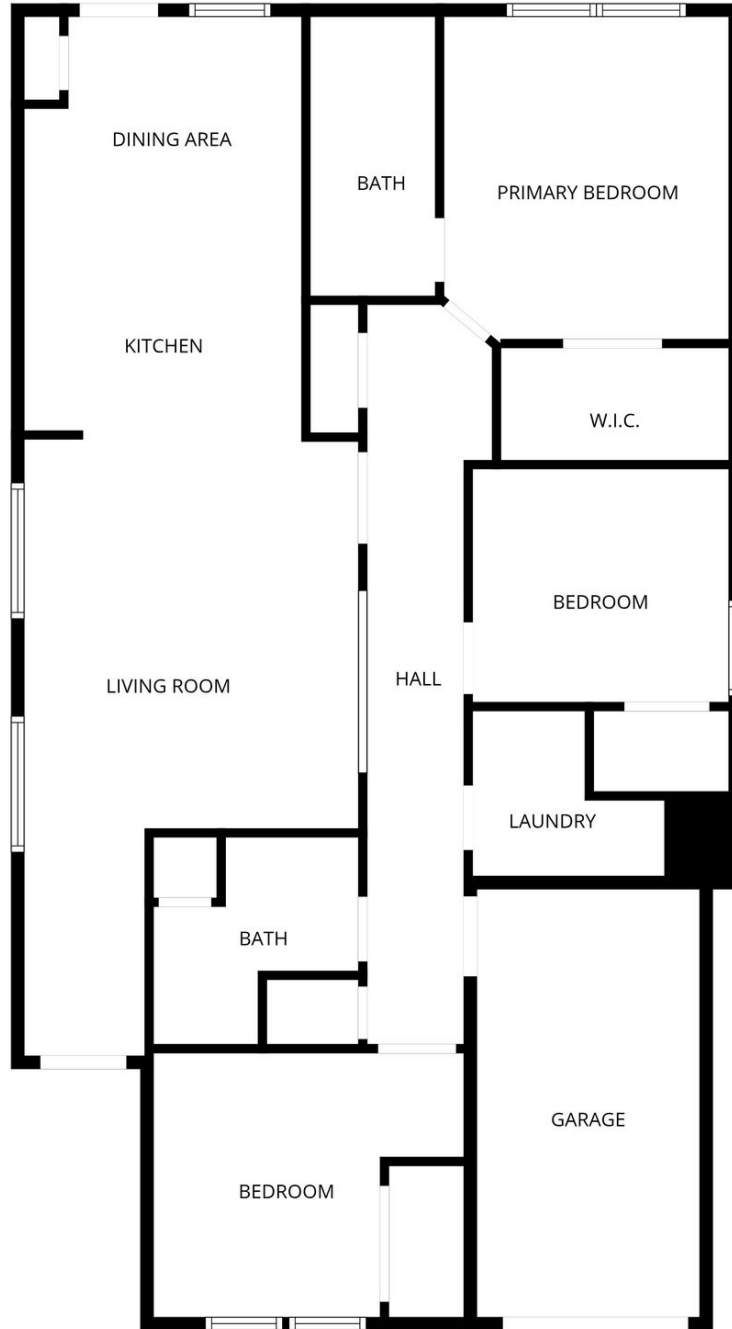
- Low-maintenance lot with room to relax or enjoy outdoor time
- No rear neighbors, providing added privacy
- Backs to open green space with a private gate leading directly to Jesse H. Jones Park and Nature Center

## Interior Features

- One-story layout that's easy to live in and maintain
- Bright, open living and dining areas with a natural flow that makes the space feel larger
- Spacious kitchen with updated cabinets and appliances, offering plenty of storage and counter space for everyday cooking or hosting
- Updated kitchen appliances
- Three bedrooms that can flex for guests, a home office, or hobbies
- Two full bathrooms with updated vanities
- Fresh interior paint throughout for a clean, move-in-ready feel
- Nest smart thermostat for simple temperature control and energy efficiency
- Washer, dryer, and refrigerator included, helping reduce upfront move-in costs

# Floorplan

20810 Bonham Park Lane,  
Humble TX 77338



FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

# Parks Nearby

20810 Bonham Park Lane, Humble TX 77338

Jesse H. Jones Park and Nature Center in your backyard!



This home is just blocks to the entrance of Jesse H. Jones Park & Nature Center, giving you immediate access to miles of scenic trails, wooded preserves, and peaceful outdoor recreation right from your backyard. Enjoy hiking, biking, and nature walks just steps away, along with nearby parks, sports fields, and playgrounds. Conveniently located minutes from shopping, dining, and major highways, this property offers the perfect balance of privacy, nature, and everyday accessibility.

# We've asked the sellers a few questions to get to know their community...

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20810 Bonham Park  
Humble, Texas 77338

## **How would you describe the area, and what it's like living here?**

The neighborhood has a calm, established feel with easy access to nearby nature trails and open space. It's such peaceful environment with convenient access to everything you need!

## **What has been your favorite thing about living in this community?**

We love the access to Greenbelt and neighbors are all friendly!

## **What are your favorite places to eat, shop, visit in the neighborhood?**

Tita's Taco House for breakfast and Concha's Bakery, along with nearby shopping at the Atascocita area, Costco, Target, Walmart, Aldi, and Kroger.

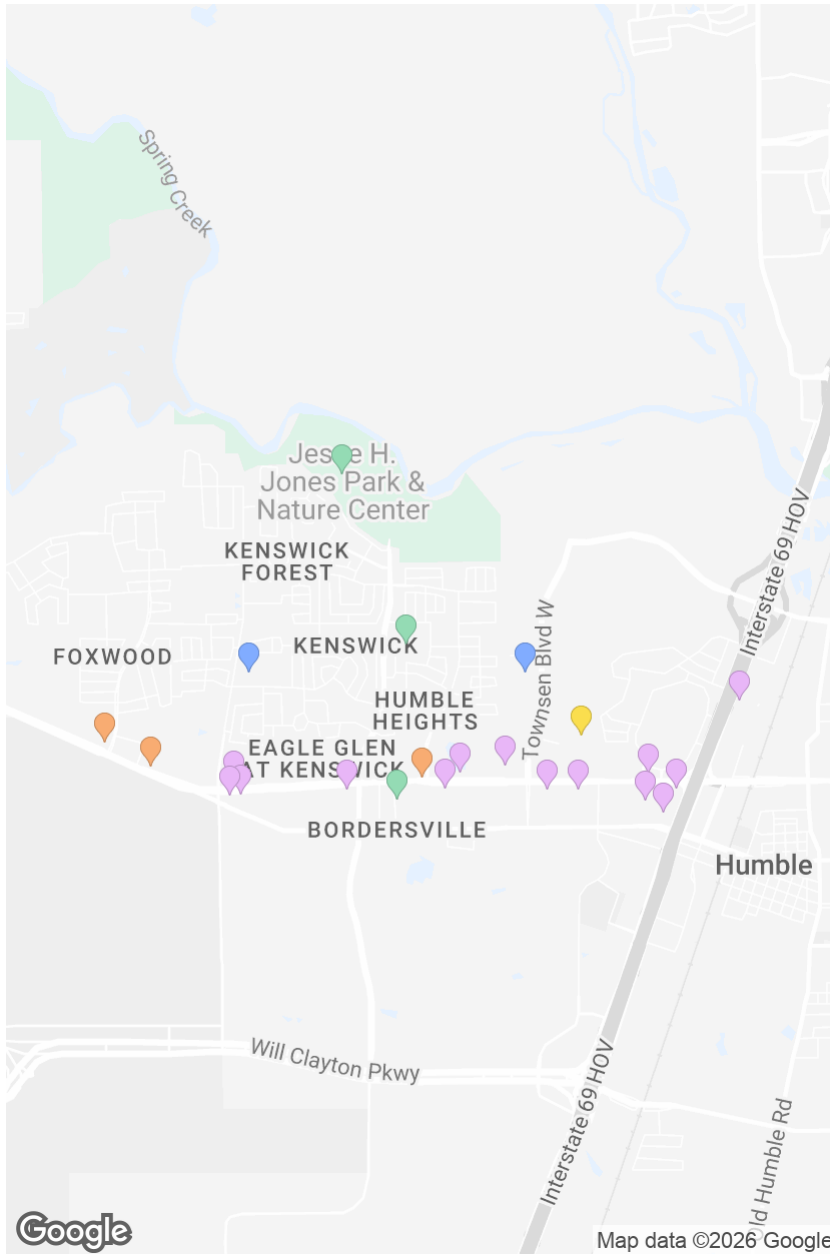
## **What else can you share with future buyers?**

We have taken care of this home since it was our first home and hope the new owners enjoy it as much as we have!

# 20810 Bonham Park Lane

Kenswick Forest

3 BD 2 BA 1332 SF



**SCHOOLS**

- Jones Elementary School, 0.91mi
- Jones Middle, 1.25mi

**GROCERY STORES**

- ALDI, 1.40mi
- EL TORO MEAT MARKET, 1.59mi
- New Iqra World Food Market, 1.65mi

**RESTAURANTS**

- Starbucks, 1.40mi
- Subway, 1.50mi
- Olive Garden Italian Restaurant, 1.87mi
- Pappasito's Cantina, 2.07mi
- Pappas Seafood House, 2.27mi
- Little Caesars Pizza, 1.44mi

Slim Chickens, 1.46mi

Brooklyn Pizzeria, 1.50mi

Cheddar's Scratch Kitchen, 1.77mi

Jack in the Box, 1.52mi

Georgia's Catfish Kitchen, 1.54mi

The Honey Baked Ham Company, 2.15mi

Smoothie King, 2.23mi

Cicis Pizza, 2.26mi

**PARKS**

Jesse H. Jones Park & Nature Center, 0.23mi

Kenswick Park, 0.74mi

Bordersville Park, 1.48mi

**GYMS**

Fitness Connection, 1.69mi



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