

UPDATES AND AMENITIES SHEET

607 TIMBER CIRCLE, HOUSTON, TX 77079

BEDROOMS: 4 – BATH(S): 4.5 – BUILDING SIZE: 4,461 SF – LOT SIZE: 14,214 SF

KEY FEATURES

- QUIET CUL-DE-SAC LOCATION WITH LARGE LOT
- ZONED TO KATY ISD INC TAYLOR HIGH SCHOOL
- 40000 GALLON POOL + WATER FEATURE
- REMODELED 2024
- NEIGHBORHOOD POOL/TENNIS COURTS

KEY UPDATES

- 20 KW GE HOME GENERATOR
- NEW FRONT DOORS FEATURE BEAUTIFUL SIMULATED DIVIDED LITE (SDL) GLASS
- 2X TRANE XV18 VARIABLE SPEED HVAC 4 TON, 18 SEER HVAC
- WHOLE HOUSE CLEANER – AUTOMATED (WIFI/REMOTE)
- PENTAIR POOL EQUIPMENT INC. 400K BTU HEATER AND FILLER – AUTOMATED (WIFI/REMOTE)
- NAVION TANKLESS WATER HEATER-(AUTOMATION READY)
- BELT DRIVEN GARAGE OPENERS (MYQ AUTOMATED- WIFI/REMOTE)
- WHOLE HOUSE WATER SOFTENER
- ICE MAKER
- BUILT IN BLENDER
- TRASH COMPACTOR
- TESLA EV CHARGER
- NEW OUTDOOR PATIO 2019
- INSTALLED WIDE PLANK OAK FLOORING
- MOST FENCING REPLACED IN PAST 2 YEARS
- ELECTRICAL CONNECTIONS IN PLACE FOR SPA
- PLANTATION SHUTTERS

NON-REALTY ITEMS INCLUDED WITH SALE

- ALL REFRIGERATORS/FREEZER'S
- KITCHEN WINE COOLER
- WASHER/DRYER
- GARAGE AND OUTDOOR TV
- GAMEROOM MICROWAVE AND WINE COOLER
- CHANDELIER
- ROBOT POOL CLEANER
- OFFICE DESK
- GAMEROOM SOFAS
- CHINA CABINET

NON-REALTY ITEMS AVAILABLE FOR SALE

- OUTDOOR WOOD BURNING PIZZA OVEN (\$700)



INTERESTED IN A SHOWING?
CONTACT LAURA TODAY
FOR MORE INFORMATION.

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