


Michael Ou
REALTOR®

**808 Woodrow Street
Houston, Tx 77006**

HOME HIGHLIGHTS

- Fully remodeled in 2017, including:
 - ❖ All new kitchen (built-in desk, custom cabinets, appliances, Quartz countertops, ceramic tile floors, farmhouse sink)
 - ❖ All new bathrooms, included Hansgrohe bath fixtures in primary bath
 - ❖ Refinished original hardwood floors
 - ❖ All new interior and exterior paint
 - ❖ All new plumbing (PEX)
 - ❖ All new electrical
 - ❖ All new insulation on 2nd floor and attic
 - ❖ Automated driveway gate (driveway can fit 3 cars)
 - ❖ Minka Aire fan installed in each bedroom
 - ❖ New LED ceiling lights installed throughout
 - ❖ New plantation shutters were added
- Fully redesigned backyard in 2022, including:
 - ❖ Large covered deck (TREX)
 - ❖ All new landscaping, including a Japanese Maple tree
 - ❖ Over 1,000 sq ft of grass added (great for dogs!)
 - ❖ Brand new cedar fence
- Home has continuously been owner occupied for over 50 years (current owners have occupied the home since 2017; prior owner since 1970).
 - Sprinkler system in both front and backyards
 - Home security system installed

LOCATION HIGHLIGHTS

- All within a 5-minute stroll: Bell Park, Timberline Fitness Gym, Betelgeuse Betelgeuse, Grand Prize
- Nearby Michelin-starred & recommended restaurants like BCN, Le Jardinier & The Pit Room
- The renowned Anya Tish art gallery is a 2-minute walk
- 10-minute walk to the MFAH building and Glassell School of Art
- 1 mile / 20-minute pleasant walk to both the main entrance of Rice University and Hermann Park
- 1.5 miles from the Texas Medical Center
- 5-minute jog to the tree-lined jogging trail that starts at Montrose & Bissonnet, which connects to the Rice Loop jogging trail

Michael Ou
Realtor Associate
michael@natalieglassproperties.com
832.654.1568

Michael Ou
REALTOR®

All Information Per Seller.
Tenant & Tenants Agent To Verify Accuracy Of All
Information.