

# Features & Upgrades

## LOCATION OVERVIEW

Located in the heart of the Memorial/Town & Country corridor, this home puts you steps from Lifetime Fitness, premier shopping, and some of Houston's best dining. With quick freeway access and a grocery store within a mile, daily life here is effortless – without the noise, tucked at the quietest end of the community.

## COMMUNITY AMENITIES

POOL (GENEROUS HOURS)

TENNIS + PICKLEBALL COURTS

TREE-LINED WALKING PATH  
WITH BENCHES

PARK + PLAYGROUND

CLUBHOUSE WITH MEETING ROOM

LITTLE FREE LIBRARY

DOG STATIONS THROUGHOUT

HOA HANDLES ALL FRONT  
YARD LANDSCAPING

## SCHOOL INFORMATION

WALNUT BEND ELEMENTARY

REVERE MIDDLE SCHOOL

WESTSIDE HIGH SCHOOL

## NOTABLE FEATURES • UPGRADES

ORIGINAL HARDWOOD FLOORS IN  
EXCELLENT CONDITION

FRENCH DOORS (BACK PATIO)  
OFF PRIMARY BEDROOM

PALM TREE VIEW FROM MASTER BEDROOM

ABUNDANT STORAGE THROUGHOUT +  
CARPORT STORAGE UNIT

SEMI-GATED COMMUNITY WITH  
EVENING SECURITY

QUIETEST LOCATION IN THE NEIGHBORHOOD –  
FURTHEST UNIT FROM THE FREEWAY

DEDICATED HOME OFFICE ETHERNET LINE  
(RUNS ACROSS THE HOUSE)

NEW REFRIGERATOR WITH WATER/ICE  
DISPENSER (CONVEYS)

LARGE FLAT-SCREEN TV IN  
LIVING ROOM (CONVEYS)

INTERIOR REPAINTED ~2020/2021