

Address: 23 St. Simons Ct Sugar Land TX 77479

**List the year installed or updated:**

Exterior Paint	<u>2026</u>	Interior Paint	<u>2026</u>	(Email Goodman)
Roof	<u>2018</u>	A/C warranty	<u>→ 2028</u>	upstairs
Water Heater	<u>2021</u>	Unit 1	<u>7/2017</u>	Unit 3 <u>N/A</u>
Dishwasher	<u>2025</u>	Unit 2	<u>2018</u>	Unit 4 <u>N/A</u>
Oven	<u>2025 (fan/motor)</u>	Unit 4	<u>5/2027</u>	stairs
Cooktop	<u>2026</u>	Windows	<u>N/A</u>	elements
Microwave	<u>N/A</u>	Fence	<u>2016</u>	Tongue & groove
Flooring:		Tile:	<u>N/A</u>	Wood: <u>Solid White Oak</u>
Carpet	<u>2026</u>	Water softener	<u>2022</u>	down
Other Flooring	<u>N/A</u>	Saltwater	<u>N/A</u>	Chlorine <u>sound pad</u>
Pool:				
Equipment	<u>N/A</u>			
Spa/Hot Tub	<u>N/A</u>			
Dishwasher	<u>7/2025</u>			

**Monthly Utilities**

	Highs:	Lows:
Electricity	<u>\$ 358</u>	<u>\$ 145</u>
Gas	<u>\$ 148</u>	<u>\$ 35</u>
Water	<u>\$ 140</u>	<u>\$ 140</u>
Trash	<u>Tue. / Fri</u>	<u>N/A</u>
Mailbox # & Location	<u>Bulk Trash</u>	
	<u>2nd Mon. of mth.</u>	

**Any upgrades or remodeling done:**

When: M/Y  
N/A

What:  
Irrigation system, Holiday closet, his/her custom walk in closets, wireless security system, stairs/wood w/ wrought iron rail/spindles, all fixtures upgraded Minca lighting / Lutron receptacles on dimmers, Reinforced garage attic 2021, new gutters and leaf screens 2018, Custom plantation shutters, Laundry Room / custom cabinets (granite) w/sink, Loft custom built in TV / cabinet w/ custom lighting