

218 Plaza Del Sol Park, Houston TX 77020

- 1,350 sf home (per HCAD) – 2 beds / 2 baths / Flex space
- Parking - 1 car garage + 1 additional off-street parking
- Located in a CUL-DE-SAC with a good sized DOG PARK – **GREAT FEATURE!**
- ROOF – 2020 – 6 years
- WINDOWS – 2026 – replaced windows with condensation + replaced broken window screens
- FLOORS – Wood + tile throughout. NO carpets – **GREAT FEATURE!**
- HVAC
 - o 2019 – Evaporator replaced (receipt available)
 - o 2021 – Condenser replaced (receipt available)
- PAINT
 - o 2026 – NEW paint – Garage and interior walls
- KITCHEN
 - o ALL Stainless-steel appliances; Refrigerator will not convey
 - o GAS stove
 - o Quartz counters
 - o GOOD SIZE pantry – **GREAT STORAGE!**
 - o NEW (2026) light fixture above the sink
- LAUNDRY – Washer / Dryer will convey
- X2 WALK-IN CLOSETS – in primary bedroom AND bathroom – **GREAT STORAGE!**
- FLEX SPACE on 2nd floor – use as office, workout space, game room – **GREAT FEATURE!**
- Window treatments (blinds) throughout the home (except guest bedroom + flex space)
- NEST thermostat
- PRIVATE back patio with pavers – EASY to UPKEEP, space for grilling and entertaining!
- Additional Storm doors at front AND back doors
- NOT in Floodplain
- HOA - \$786.50 / annually
 - o Landscaping, dog park upkeep
- Minutes to Downtown Houston, Daikin Park, Shell Energy Stadium (soccer), Toyota Center
- East River development – golf / pickleball, offices, luxury apartments
- Easy Access to freeways – I-10, 59/69, I-45