



TOP 10 THINGS WE LOVE ABOUT OUR PROPERTY

Property Address: 9239 Lake Conroe Drive, Conroe, Texas, 77304

1. Beautiful area
2. Close proximity to shopping, hospitals, schools, & I-45
3. Quiet neighborhood
4. Private boat dock on Lake Conroe
5. Breathtaking sunsets
6. End of cul-de-sac
7. The pond
8. Entertaining dream for friends & family
9. Eagle's nest & wildlife
10. The views and trees surrounding



UTILITY INFORMATION

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UTILITY	MONTHLY AVG.
ELECTRIC	\$80 T Pole \$26 Dock \$30
GAS	LP
WATER/WASTE MGMT	\$22
INTERNET	\$45
LAWN	\$300



SELLER'S EXCLUSION LIST

Negotiable upon request

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INDOORS	LOCATION
**Dust Collection System	Wood working shop
**Reel System w/ Above	Wood working shop
**Ceiling Air Filtration	Wood working shop
**2 Wall Mounted Wood Racks	Wood working shop
**2 Gladiator Cabinets	Main shop area
OUTDOORS	LOCATION
MISCELLANEOUS	LOCATION