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Property Information for

16914 Langham Crossing Ln

FEATURES

- Location, location, location: so close to major roads, shopping & dining venues
- Quiet & quaint neighborhood with great neighbors; playground at entrance
- Excellent CYFAIR ISD school system
- 2-car garage w/extension great for storage, workshop, etc
- Attic storage above garage - plywood sheathing
- Exterior: mostly brick exterior for easy maintenance, gutters in front, 5 zone programmable water sprinkler system
- In-wall pest control system (called Taexx) so chemicals don't go inside the house. HomeTeam has been servicing 3 boxes on exterior treating 4x/year.
- Kitchen has filtered water spigot at sink, stainless steel appliances, Corian counters
- Walk-in closets in each bedroom, primary has built-in shelves
- Energy efficient: radiant heat barrier in attic, north-south facing (less direct sun), ceiling fans, double paned windows with blinds, storm doors

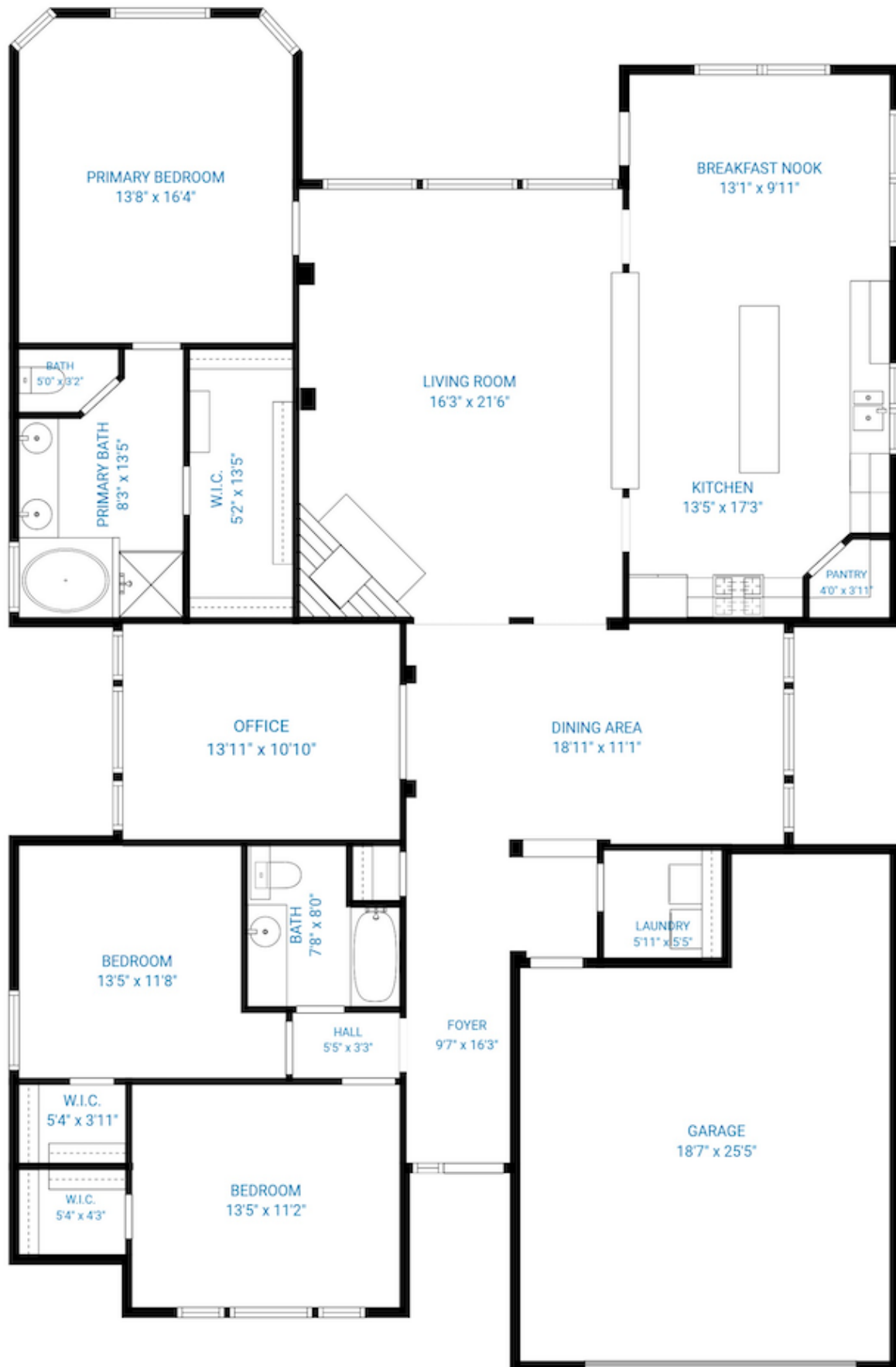
UPDATES

- Water heater (2021)
- Some fence pickets replaced (2024 & 2026)
- Interior and exterior paint touched up (2026)

EXCLUSIONS / INCLUSIONS

- EXCLUSIONS: ladder and tools in garage
- INCLUSIONS:
 - * **Washer, Dryer, Refrigerator** bought in 2015, all clean and runs well
 - * Shelving in garage including house items like paint, house items, etc
 - * "House Info File Box" includes manuals, warranty info, notes, etc

FLOOR PLAN



*Disclaimer: Floor plans created by Cubicasa; accuracy deemed reliable but not guaranteed.