

Aqua Bella Townhomes

Capital Improvements Since 2016 | Public Marketing Summary

Rose Meadows Condominiums | 7925-7975 Streamside Drive, Houston, TX 77088

\$295,702 INVESTED IN CAPITAL IMPROVEMENTS

A decade of sustained reinvestment across building systems and unit interiors, including major roof work, HVAC replacements and extensive remodeling/update activity.

Category	Invested	Highlights
Flooring	\$90,122	Carpet-to-vinyl-plank conversions across numerous units
Unit Renovations / Make-Ready	\$63,962	Comprehensive interior refresh and turnover modernization
Kitchen & Bath Remodels	\$50,957	Granite, cabinetry, tub/shower and related interior upgrades
Roofing	\$38,717	Building 3 full roof replacement (4 units, Dec. 2025) plus additional roof-section work in 2024
HVAC Systems	\$35,995	8 full system replacements completed since 2022
Exterior / Siding	\$8,879	Exterior siding and building-envelope work
Water Heaters	\$2,665	5 water-heater replacements
Garage Doors	\$2,405	Garage door and operator replacements
Site / Common-Area Repairs	\$2,000	Parking-lot and handrail-related improvement work
TOTAL	\$295,702	Documented capital-improvement investment since 2016

Selected Recent Improvements

- **Building 3 roof replacement** - four-unit building, completed December 2025.
- **Eight full HVAC system replacements** - completed across the portfolio from 2022 through 2026.
- **Additional roof-section work** - completed in 2024.
- **Interior modernization** - ongoing kitchen, bath, flooring, appliance, fixture and make-ready updates; many units have been remodeled or refreshed.
- **Garage improvements** - garage-door/operator work complements the fact that each of the 17 residences has a private garage.

Supporting documentation is available to qualified buyers through the controlled due-diligence process after a signed NDA and written LOI.

Marketing information only. All improvements, measurements, title matters and property information are subject to independent buyer verification.