

HOME UPGRADES & IMPROVEMENTS

14527 Farrawood Drive | Cypress, Texas 77429

Thoughtfully Updated | Move-In Ready | Designed for Comfort & Convenience

EXTERIOR & PROPERTY

- Roof | 2021
- Gutters | 2021
- Front door | 2026
- Back door | 2021
- New outdoor screens | 2026
- Gates on both sides of the home
- French drains | 2019
- Updated sprinkler system with Wi-Fi and app control
- Outdoor front and backyard lighting with white and color-changing settings
- Gas connection available for BBQ

FLOORING, TRIM & FINISHES

- Solid hardwood floors throughout | 2020
- Baseboards throughout | 2020
- Crown molding throughout, except kitchen | 2020
- Full-house door casing and trim | 2020
- Updated door handles throughout
- Fresh paint throughout
- Plantation shutters in primary bath | 2021
- Blinds | 2021
- Closet and pantry lighting installed

KITCHEN

- Kitchen cabinets painted | 2021
- Marble backsplash | 2026
- Gas stove | 2020
- Double oven | 2018
- Built-in microwave added | 2018
- Kitchen corner seating with storage | 2018
- Kitchen, dining and entry lighting | 2026

PRIMARY & SECONDARY BATHS

- Primary bath marble floors and baseboards | 2022
- Primary bath renovation: lighting, spa tub and shower, Moen aromatherapy system, and floating vanity with interior electrical outlets for convenient use of hair tools
- Middle bath porcelain tile and porcelain baseboards | 2021
- New lighting and bathroom cabinet in middle bath | 2020
- Light/vent fan in middle bath
- Moen and Delta bathroom fixtures

LIGHTING, AUDIO & TECHNOLOGY

- LED lighting with dimmers in living room, hallway, primary bedroom and bath, kitchen, laundry room and study | 2020
- Lighting added in living room alcove | 2020
- Light switch added for convenient control of lamps/Christmas tree
- Surround-sound speakers in living room
- Living room, study and two bedrooms wired for TV
- Home wired for alarm system
- Living room fan | 2026
- Fans in primary bedroom, middle bedroom, third bedroom and study | 2020

GARAGE & STORAGE

- Gun safe surrounded by built-in shelving
- Workbench and shelving in garage

Upgrade information provided by the seller. Dates are approximate where applicable.