



## PROPERTY UPDATES & DETAILS

Property Improvements, Replacements & Features

### INTERIOR & HOME SYSTEMS

| ITEM                             | DETAILS                                                                                                  |
|----------------------------------|----------------------------------------------------------------------------------------------------------|
| <b>Flooring</b>                  | Removed carpet and added hardwood flooring; all new floors upstairs and in the downstairs master closet. |
| <b>Interior Paint</b>            | Interior of the house painted in December.                                                               |
| <b>Doors</b>                     | All doors to the outside of the house replaced except the one in the small dining room.                  |
| <b>Front Door</b>                | Front door replaced in June.                                                                             |
| <b>Water Heaters</b>             | Two new water heaters installed in November 2025.                                                        |
| <b>AC</b>                        | New AC unit.                                                                                             |
| <b>Pool Equipment</b>            | Pool filter, pump, and blower replaced in March.                                                         |
| <b>Washer &amp; Dryer</b>        | New washer and dryer.                                                                                    |
| <b>Whole Home Diffuser</b>       | Diffusing system pushes essential oil freshener throughout the entire home through the A/C units.        |
| <b>Whole-Home Audio</b>          | Speakers/audio system throughout the house; speakers installed in January.                               |
| <b>Water Softener</b>            | Water softener.                                                                                          |
| <b>Drinking Water Filtration</b> | Drinking water filtration system under the kitchen sink.                                                 |
| <b>Lighting</b>                  | All new light fixtures throughout the house.                                                             |
| <b>Master Bathroom</b>           | Automatic toilet in the master bathroom.                                                                 |

### EXTERIOR, GROUNDS & OUTBUILDINGS

| ITEM                               | DETAILS                                                                |
|------------------------------------|------------------------------------------------------------------------|
| <b>Gates</b>                       | Three new gates installed.                                             |
| <b>Separate Gate Entrance/Exit</b> | Separate gate entrance/exit with direct access to FM 1488.             |
| <b>Property Fencing</b>            | New fencing around the property with iron gates in the front and back. |
| <b>Fence Repairs</b>               | Fence repaired and secured so nothing can get out.                     |
| <b>Horse Area Fence</b>            | New horse area fence installed in July.                                |
| <b>Yard</b>                        | Yard leveled and graded.                                               |
| <b>Exterior Paint</b>              | Exterior of the house painted in August.                               |
| <b>Gutters</b>                     | New gutters installed in January.                                      |
| <b>Garage Doors</b>                | New garage doors installed in April 2026.                              |

| ITEM                  | DETAILS                                                                                                          |
|-----------------------|------------------------------------------------------------------------------------------------------------------|
| Well House            | Stone well house with power; new well and new water line to the house. Well house and pump replaced in December. |
| Dog House             | Stone dog house, approximately 16 x 24 (as provided), with AC and power.                                         |
| Horse Stall           | Horse stall installed in July; one stall has AC.                                                                 |
| Horse Washing Station | Horse washing station installed in July.                                                                         |
| Dining Room Screens   | Outside dining room window screens replaced/installed in July.                                                   |

Prepared property update list for marketing, listing, and buyer reference purposes. Dates and dimensions are presented as provided.