

12009 Cedar Creek Dr.

Upgrades & Other Noteworthy Features

Entry / Foyer

- Immediate Lake Views
- Art Niches
- Wood Floors with Granite Decorative Inserts
- Large Storage Closet

Dining Room

- Hardwood Floors with Decorative Granite Inserts
- Brush Nickel Chandelier
- Decorative Moldings

Study

- Speaker System
- Front Facing Windows

Living Room

- Beautiful Lake Views
- Cozy Gas Log Fireplace
- Surround Sound Speakers
- Open Design, Great Flow to Kitchen / Breakfast

Kitchen

- Abundance of Cabinet Space
- Granite Countertops
- Convenient Center Island
- Samsung 5 Burner Gas Cooktop
- LG stainless Steel French Door Refrigerator
- Frigidaire Stainless Steel Oven and Microwave
- LG Stainless Steel Dishwasher
- Hiso Hu Vent with Led Lights
- Built in Chef's Desk

Utility Room

- Front Load Washer/Dryer Stay with Home
- Electric & Gas Dryer Connections
- Sink, Shelving and Cabinet Space
- Storage Closet with Double Doors

Backyard

- Large Back Patio with Covered Pergola - March 2023
- Artificial Turf Added 2026
- Smoker and Grill Remain with Home

Primary Bedroom

- Lakeview from Wall of Windows
- Spacious 17'x15'
- Surround Sound

Primary Bathroom

- Granite Countertops
- Vanity Seating
- Medicine Cabinets
- Jetted Oversized Tub / Walk-in Shower with Bench
- Frame Glass Shower Enclosure Recently Replaced
- Linen Closet + Huge Walk-in Closet with Built-ins
- Brush Nickel Hardware
- Unique Stained Glass Block Window

2 Car Oversized Garage

- Utility Room Access
- Sprinkler System Control
- Automatic Opener + Keyless Access to Enter Home

Miscellaneous

- All Kitchen Appliances Updated 2024
- Roof Added '22 - 30 Yr GAF Timberline Shingle: Holiday Roofing (6 yr workmanship warranty - 2 yrs remaining) 2022 Maintenance Performed A'er New Roof Protective Barrier Installed when Replacing New Roof
- Extended Patio with Tile Flooring 2023
- Pergola Added 2023
- Solar Panels are Paid Off / Emphase Texas Solar Company
- Solar X Window Film 2022- Living Room and Breakfast Room
- Leaf Gutter Protection - 2024
- Windows Caulked and Painted
- Exterior and Interior Painting - 2022
- Whole House Generator / Personal Power System - 866-221-8100 Replaced Battery 2022 and Control Panel 2024 / Service Contract 4/2028
- P&M A/C - Fall & Spring Maintenance on Units 713-588-6249
- Air Scrubber and Ultra Violet Light installed in Unit
- Taexx Injected Built-in Pest Control System / Home Test Pest Defense 832-327-0366 (Quarterly Treatment)



Somich - Harris
REAL ESTATE TEAM

Connect with us:



RE/MAX
SPACE CENTER
Each Office is Independently Owned and Operated.



For more info: www.HAR.com/47473642

All information should be verified.

The Somich-Harris Team
281-916-1363
www.Somich-HarrisTeam.com