RE/MAX Universal

MATTHEW GUZMAN TEAM

ADDITIONAL PROPERTY INFORMATION

AGE OF THE ROOF?	REPLACED IN APRIL 2026 (ABOUT 6 MONTHS OLD) WARRANTY: 2-YEAR LABOR & 10 YEARS MATERIALS.
ANY INSURANCE CLAIMS ON THE ROOF OR THE HOME?	NONE THAT THE SELLERS ARE AWARE OF.
AGE OF THE WATER HEATER?	ABOUT 10 + YEARS OLD
A/C UNIT?	ABOUT 10 + YEARS OLD
HAS THE HOME HAD ANY PRIOR FOUNDATION REPAIRS?	NO.
HAS THERE BEEN ANY PRIOR FLOODING OR WATER PENETRATION INTO THE HOME?	NO.
DOES THE HOME HAVE ANY EXCLUSIONS? (FOR EXAMPLE, TV MOUNTS, SPEAKERS AND SPEAKER MOUNTS, ATTACHED MIRRORRS, CHANDELIERS, BLINDS, CURTAINS, ETC)	REFRIGERATOR, POTTED PLANTS, AND OUTDOOR FURNITURE.

AVERAGE UTILITY BILLS & CURRENT COMPANIES

ELECTRICITY	RELIANT ENERGY / ABOUT $275
WATER/SEWER/TRASH	SI ENVIRO-HC WCID 96 / ABOUT $60 A MONTH
GAS	CENTERPOINT ENERGY / ABOUT $30 A MONTH
HOA PER YEAR OR MONTH	$1,190 / PER YEAR
ANY ADDITIONAL FEES ASSOCIATED WITH THE HOME	$375 - RESALE CERTIFICATE (WITH CC&R'S TAKES ABOUT 6-8 BUSINESS DAYS) AND $325 - TRANSFER FEE