

1535 MAUX

An Artfully Curated Home



Elevation rendering

A COLLECTION OF FIXTURES, FINISHES & MATERIALS

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The Inspiration

THOUGHTFULLY REIMAGINED

4 BEDROOMS | 3.5 BATHS | 3,325 SQ FT

GAME ROOM | HOME OFFICE | MUDROOM

Welcome to this impeccably reimagined Royal Oaks residence by T. Hobson Homes, where timeless architecture meets exceptional craftsmanship.

Thoughtfully transformed with an additional 1,115 square feet, this remarkable home showcases meticulously curated finishes and an unwavering attention to detail.

A closer look at the details
that make it distinctive.

Set in Stone

COUNTERTOP SELECTIONS



Inspiration image showcasing Taj Mahal quartzite; not a depiction of this home's kitchen.



TAJ MAHAL QUARTZITE

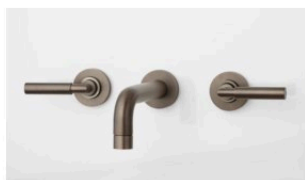


CALACATTA GALSTONE QUARTZ

Quartzite is a natural stone with unique variations in color, veining, and texture; no two slabs are identical. Quartz is an engineered surface, and color and pattern may vary between slabs and production batches. Images and samples are illustrative; installed countertops may differ in appearance and vein placement.

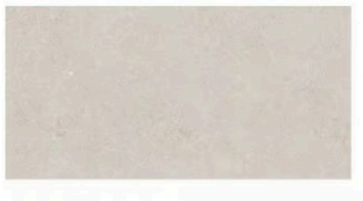
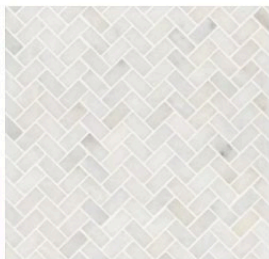
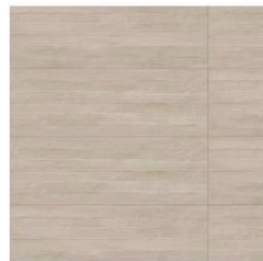
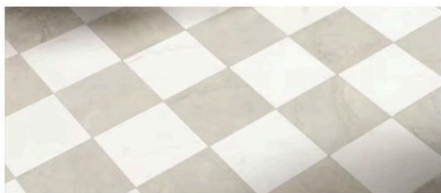
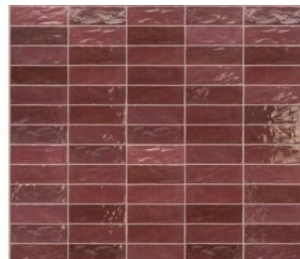
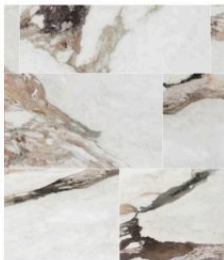
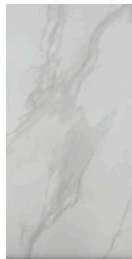
Beautifully Appointed

PLUMBING FIXTURES



A Lasting Foundation

TILE & FLOORING



The Finishing Touches

LIGHTING, MIRRORS & HARDWARE



The Culinary Collection

THOR KITCHEN APPLIANCES



48-INCH GAS RANGE



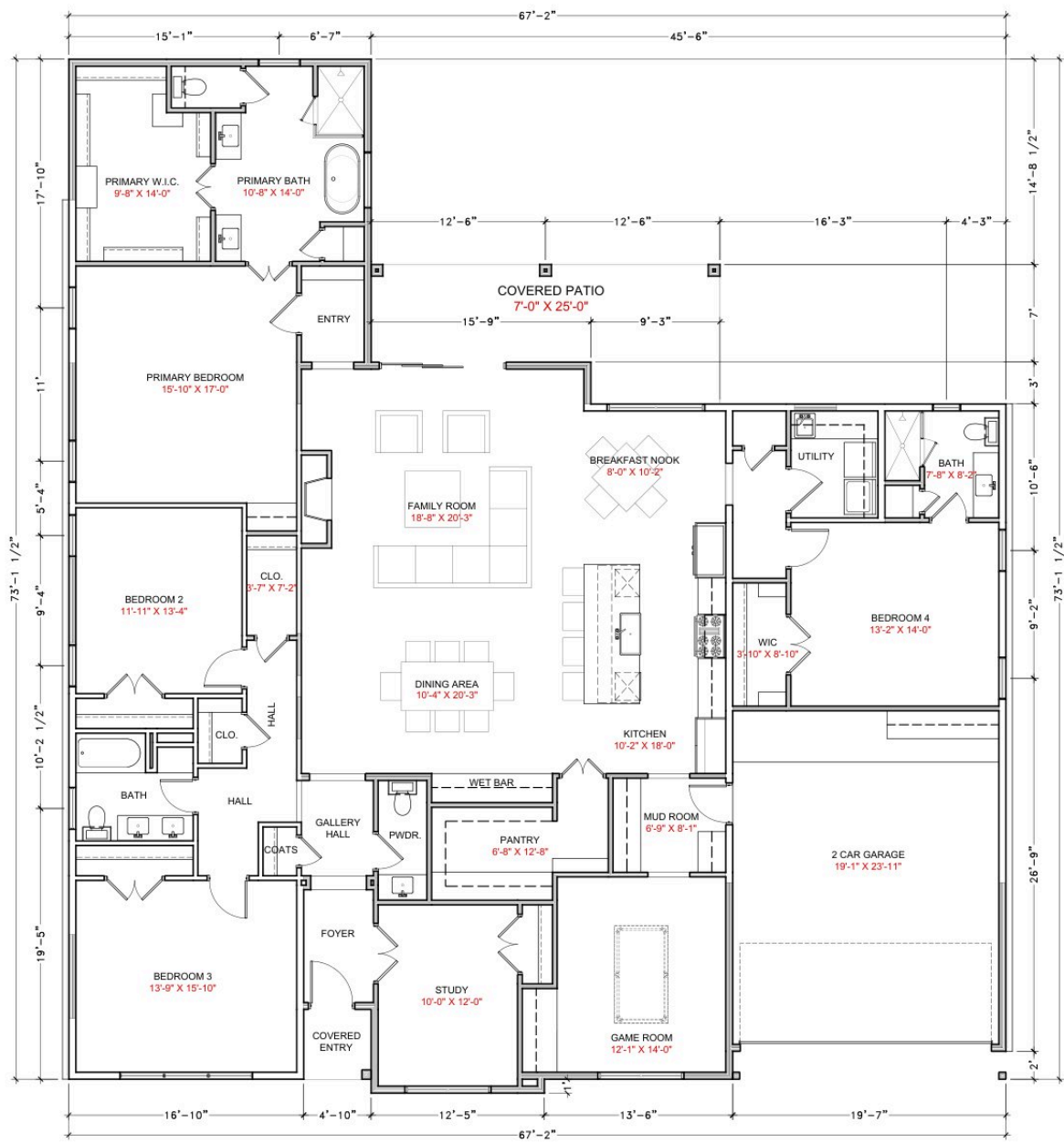
DISHWASHER



MICROWAVE

A Plan to Call Home

FINAL FLOOR PLAN



EXISTING

Residence	2,210 sq. ft.
Porch	92 sq. ft.
Garage	521 sq. ft.

ADDITIONS

Primary bedroom	281 sq. ft.
Family room	61 sq. ft.
Study & game room	773 sq. ft.
Covered patio	203 sq. ft.

AREA TOTALS

Existing total living	2,210 sq. ft.
New total living	3,325 sq. ft.
Foundation additions	1,304 sq. ft.

All information, including but not limited to floor plans, materials, finishes, fixtures, specifications, and other components of the improvements, is subject to change without notice based on the builder's discretion, design preferences, construction requirements, or product availability. Buyers are responsible for independently verifying all information and features prior to purchase.

Thoughtfully Transformed

HOME UPDATES & HIGHLIGHTS

ARCHITECTURE & SYSTEMS

- 1,110 square feet added
- One bedroom, one full bath, and one half bath added
- All mechanical, electrical, and plumbing systems replaced
- New underground PVC drainage
- New roof
- Interior and exterior doors replaced, including garage doors
- Low-E windows
- Double-wall construction between the primary and secondary bedrooms, paired with Rockwool insulation for enhanced sound separation
- Cat 6 wiring to all rooms
- Pre-wired for security cameras
- Pre-wired for speakers in the main living area and patio for indoor and outdoor enjoyment

EXTERIOR & OUTDOOR LIVING

- Dark bronze rain gutters complement the exterior palette
- Enlarged garage with an 8 ft. x 18 ft. garage door and 9 ft. ceilings
- Soffit lighting highlights the exterior architecture
- The expansive covered back patio features a beadboard ceiling
- An open gable above the garage features exposed beam detailing, dark metal accents, and a beadboard ceiling
- Stone and brick veneer create a layered exterior finish
- New sod in front and back yards
- Irrigation in front and back yards
- French drains
- Pre-treated for termites

PLEASE NOTE

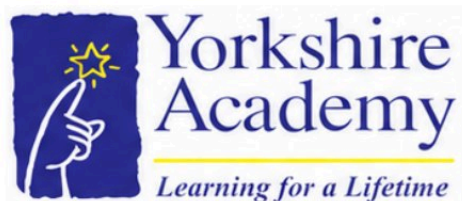
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INTERIORS & FINISHES

- Gordon Ramsay Edition Thor appliance package with a 48-inch range featuring six gas burners and a griddle
- A Roman hand-plastered vent hood brings artisanal texture to the kitchen
- Engineered oak flooring lends warmth and continuity throughout the home
- Thoughtfully handpicked fixtures and hardware complete the curated finish palette
- Designer lighting from Visual Comfort, Lamps Plus, and West Elm
- Handcrafted white oak cabinetry showcases the beauty of natural wood
- Custom LED cabinet lighting adds a refined finishing touch
- Tajmahal Quartzite and handpicked quartz countertops enrich the material palette
- A kitchen pot filler adds everyday convenience
- A three-panel sliding door connects the interior to the backyard
- A newly added Game/ Flex Room and Home Office offer space for work and recreation
- The expansive primary suite features two white oak beams, a private bar, and bedside pendant lighting
- Stylish mirrors conceal flush-mounted medicine cabinets in the primary spa bathroom
- A Roman Clay hand-plaster finish adds depth and texture to the powder bath
- Custom wainscoting brings architectural character to the Home Office
- Ample interior storage supports an organized, uncluttered home

A Class Act

PRIVATE SCHOOLS IN THE SURROUNDING AREA



Explore schools directly for programs, admissions, and availability.

Good Taste, Close to Home

DINING, COFFEE & NEIGHBORHOOD FAVORITES



A few good reasons to linger beyond your own kitchen.

Get to Know the Builder

T. HOBSON HOMES



T. Hobson Homes, a well-established builder with over two decades of experience, specializes in luxury custom home construction and renovations throughout Houston.

With a commitment to excellence, they deliver top-quality products while emphasizing efficient space utilization.

Their primary goal is to bring clients' vision to life through building and renovating the spaces that matter most.

"Our aim is to facilitate a smooth and exciting transition for you, making the process seamless and enjoyable."

- T. HOBSON HOMES



SCAN TO GET TO KNOW THE BUILDER

Let's Make It Home

YOUR REAL ESTATE RESOURCE



HEATHER NIEMEYER

10-YEAR TOP PRODUCING REALTOR

TEAM LEADER | PROJECT MANAGER

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