18015 SAGECROFT DR

HOUSTON, TEXAS 77084 | PROPERTY FEATURES & IMPROVEMENT HISTORY

BUILT 1982	3 BEDROOMS	2.5 BATHROOMS	2-CAR GARAGE*

A home with a documented history of updates and improvements, including kitchen and utility renovations, plumbing replacement, roofing and insulation upgrades, outdoor enhancements, and updated kitchen appliances.

PROPERTY HIGHLIGHTS

- **Kitchen:** Remodeled in 2013; stainless-steel kitchen appliances replaced between 2019 and 2026.
- **Plumbing:** Hot- and cold-water plumbing replaced in 2014 with CPVC/PVC; under-sink reverse-osmosis (RO) system added in 2015.
- **Roof & efficiency:** Energy Star architectural roof, radiant-barrier decking, and R-30 batt insulation installed in 2018.
- **Outdoor living:** Backyard regrading, drainage work, St. Augustine grass, expanded driveway, and a 15' x 25' stamped-concrete patio completed in 2012.
- **Additional spaces:** Garage conversion completed in 2000, creating a room and office; attic playroom features a floor-to-ceiling mirror.

IMPROVEMENT HISTORY

YEAR	REPORTED IMPROVEMENTS / PROPERTY HISTORY
1982	Original construction; reported 3-bedroom, 2.5-bathroom, 2-car garage configuration.
1992	Second owner.
2000	Garage conversion: approximately one-third converted; remaining area configured as a room and office. Attic playroom includes a floor-to-ceiling mirror.
2004	Third owner.
2009	Heater/blower replaced.
2012	Backyard regraded; 15' x 25' stamped-concrete patio installed; St. Augustine grass and drainage improvements; driveway widened.
2013	Kitchen remodeled; utility room remodeled.
2014	Hot- and cold-water plumbing replaced using CPVC/PVC.
2015	Under-sink reverse-osmosis (RO) water system added.
2016	Exterior repainted, changing from yellow to a gray-and-black color scheme.
2018	Energy Star architectural roof installed; radiant-barrier decking and R-30 batt insulation added.
2019	40-gallon natural-gas water heater replaced.
2021	Landscaping refreshed after freeze event; four Eagleston hollies and boxwoods added.
2024	East-side exterior siding replaced.
2026	Interior painted; total HVAC system replaced June 2026.

KITCHEN APPLIANCES | REPLACED 2019–2026

Frigidaire	Stainless-steel 3-door refrigerator with ice and water dispenser.
GE	Stainless-steel freestanding natural-gas oven/range.
GE	Stainless-steel over-the-range microwave.
KitchenAid	Dishwasher.

*Garage configuration should be verified against current use and measurements. Information on this sheet is based on owner-provided records/history and is supplied for marketing convenience only. Buyers and their representatives should independently verify dimensions, permits, dates, materials, condition, and features, and review applicable seller disclosures and inspection reports. No warranty is expressed or implied.