

Features of 16315 Sir William Dr Spring TX 77379

Interior Features:

- Abundance of natural light
- Laminate (wood like) flooring
- Crown molding
- Chair rail molding
- Built-ins
- Family room:
 - Built-ins
 - Beams
 - Wet bar with granite counters, tile backsplash and floating shelves
 - Brick fireplace with gas connections
- Recessed lighting
- Large laundry room – washer and dryer included
- Updated secondary bathroom
- Updated ½ bathroom
- Sliding glass door from breakfast area to outdoors

Kitchen (remodeled) Features:

- Granite counters
- Tile (laid on herringbone pattern) backsplash
- Abundance of cabinets
- Pot drawers
- Gas cooktop
- Stainless vent hood
- Built-in oven
- Walk-in Pantry

Primary Bedroom and Bathroom (remodeled) Features:

- King sized bedroom
- (2) Walk-in closets
- Enclosed commode area
- Corian counter vanity with 2 under mount sinks
- Large shower
- Linen closet

All information deemed to be accurate but cannot be guaranteed. All information per sellers.

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Exterior and Outdoor Features:

- 2 car detached/attached garage
 - Epoxy coated garage floor
 - Sliding glass door to pool area/backyard
- Pool:
 - Chlorine
 - Gunitite
 - Spa
 - Sitting ledge

Mechanical/Structural and Energy saving features:

- Roof – 2024
- A/C – 16 SEER complete system – 2021
- Duct work replaced - 2021
- Water heater replaced - 2024
- LED lights
- Nest thermostat
- Ceiling fans

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