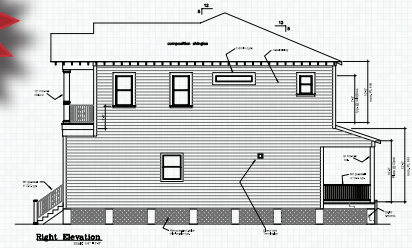
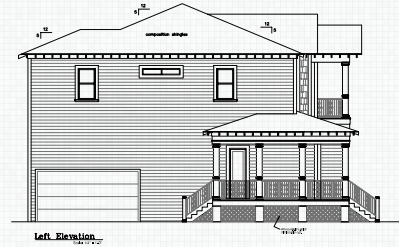


**Front Elevation**  
Scale: 1/4" = 1'-0"



**Right Elevation**



**Left Elevation**

### 1148 NICHOLSON - 77008

Gorgeous 2-story craftsman style home located in a prime corner lot in the heart of Houston Heights, overlooking the Heights Hike & Bike Trail and Love Park. This home entertains the perfect floor plan with dramatic 12' ceilings on the 1<sup>st</sup>-level and 10' on the 2<sup>nd</sup> floor. Open concept floor plan will amaze the most discriminating buyer. Huge 24' foyer will simply take your breath away! Custom craftsmanship features everywhere, from bottom to top built on site kitchen cabinetry, formal dining room, wrap around porch and back deck, huge walk-in master closet and impressive hardwood floors throughout.

#### General Specs

Property	Single Family Home
Type	Free Standing
Style	Traditional
Year Built	2013/New Construction
Subdivision	Houston Heights
Market Area	Houston Heights
City/Zip	Houston/77008
Key Map@	452Z
Area	9 - Central North

#### Description and Room Dimensions

MLS#	Not listed	Sale Price	Not available
Address	1148 Nicholson	Living	22x21
Bedrooms	4 Bedrooms	Dining	20x11
Baths	3 Full	Kitchen	20x11
Garage	2 Car/Attached	1st Bed	20x15
Stories	2	2nd Bed	16x15
Building SF	3,110	3rd Bed	17x13
Lot size SF	4,356	4th Bed/Study	10x16
Yard	Landscaped	Utility Room	9x7

#### Interior, Exterior and Additional Information

Dwasher/Cmptor	Yes/No	Countertops	Carrara Marble
Mwave/Disposal	Yes(SS)/Yes(SS)	Extr Constr.	Siding
Washer/Dryer	Connections	Lot Description	Corner Lot
Heating/Cooling	Ctral HVAC Sys	Roof	Comp/Shingle
Oven/Range	Gas(SS)/Gas(SS)	Foundation	Bell Bottom Piers

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