



Alexandra Grove

6103 Nicholas Grove Pl, Houston, TX 77055

Price range: \$650K - \$875K



- Alexandra Grove is a gated community of 30 homes nestled in the heart of Houston's popular Spring Branch
- Each uniquely designed home is layered with innovative details and enveloped in European architecture. From the construction behind the walls to the exquisite interiors, these homes go far beyond the ordinary standard
- Zoned to Memorial High School, cited by U.S. News and World Report as one of the Best High Schools in America
- Located just minutes from Memorial Park, Uptown Park, River Oaks District, Theater District, and all the new and exciting things Houston's Inner Loop has to offer

For More Information

Greg Burton

Sales Consultant

Kathryn Yao

Sales Consultant

 713-503-4582 713-340-9010

 greg@intown-homes.com

 kathryny@intown-homes.com

 facebook.com/lovetthomeshouston

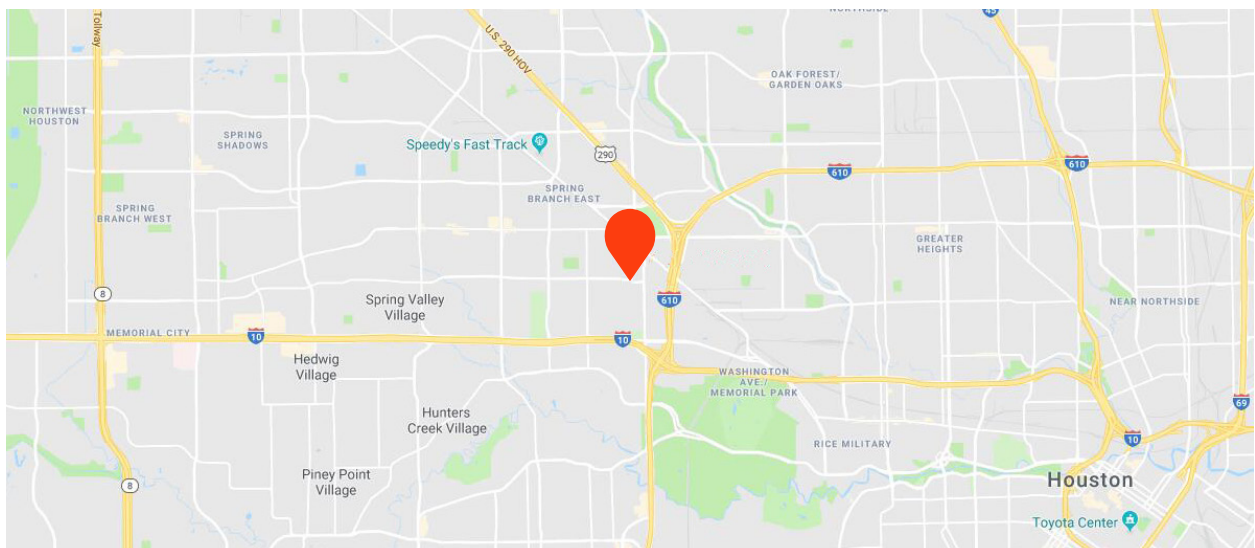
 instagram.com/lovetliving

Site Plan



Artist rendering only. Actual colors and plans may vary significantly.

Location





Custom Features

Elegant Exteriors

- Unique European-styled architectural designs by Lovett Homes architects
- 10 foot panoramic sliding glass doors to bring the outside in
- Blooming landscape designs for front and back yards
- Installed irrigation system
- Photocell-controlled exterior coach lights
- Cast stone or lime stone entries per plan
- Energy efficient double pane windows with low E-insulated glass
- Home Team pest defense system
- 2-car garages

Inspiring Interiors

- 4-Story homes are elevator capable; 3-story per home site
- Installed home automation system with light, security and comfort control
- Wire brushed wide plank engineered wood floors
- 12 ft ceilings in all main living areas
- 8 ft doors throughout
- LED down lights

Luxurious Master Suites

- Custom closets
- Oversized garden tubs
- Spacious showers with bench seats and recessed shower boxes
- Framed mirrors above dual vanities
- Elegant floor tiles in bath or choice of wire brushed wide plank engineered wood
- Shiloh custom cabinets

Gourmet Kitchens

- Bertazzoni or Fisher Paykel appliances packages with 36" gas burners
- Shiloh custom cabinets complete with accessories and soft close drawers and doors.
- Spacious walk in pantries
- Large island with abundant counter seating, accented by elegant pendant lights
- Oversized single stainless steel basin sink
- Elegant, wide plank wire brushed engineered hardwood included as standard throughout the elegant main living area.

Quality Construction

- Certainteed AirRenew drywall that is mold and moisture resistant with M2-Tech
- Engineered, certified and inspected foundations
- Five-point extensive inspection process: Structural, frame, exterior, air filtration and quality assurance
- Rain guard screen drainage behind exterior cladding
- Tank less hot water heaters
- Radiant barriers in attic
- Pre-wired for surround sound in living room and game room
- CAT5 wiring for phone and internet

Continuing a policy for constant improvement, builder reserves the right to make modifications including changes, additions or deletions in the features, plans and specifications, and to substitute material of similar quality without notice or prior obligation. *Features may be available only in specific plans and/or in specific communities. The availability of these features is subject to change without notice. Features on homes constructed prior to this printing may have different features. No representation or warranties either expressed or implied are made as to the accuracy of the information herein or with respect to the suitability, usability, feasibility, merchantability or conditions of any property herein described. Rev. 08-26-10 All Rights Reserved. ©Lovett Homes 2017





Eco-Hip™ for Sustainable Green Living

- Lovett Homes Eco-Hip program meets and exceeds the New International Energy Code
- 2 x 6 exterior walls increase structural rigidity
- Strategically used engineered wood
- Dual flush toilets
- R-19 Insulation in exterior walls
- R-38 insulation in attic
- Air sealing package
- NAVIAN tank less hot water heaters
- Certaineed Air Renew Drywall provides mold and moisture resistance in the home while removing volatile VOC's (Volatile Organic Compounds)
- Toughrock® Mold-Guard™ Gypsum Board with enhanced protection against mold and moisture
- TYPAR weather barrier system
- Lennox 16+ SEER HVAC system with two-stage compressor
- Lennox Harmony III Zone System with independent floor zoning for controlled comfort and efficiency
- MERV 10- high performance media air filter
- Radiant Barrier
- Energy Star Appliances
- Duct blaster and blower door testing
- Low VOC paint

Building Partners



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6107 Nicholas Grove Place

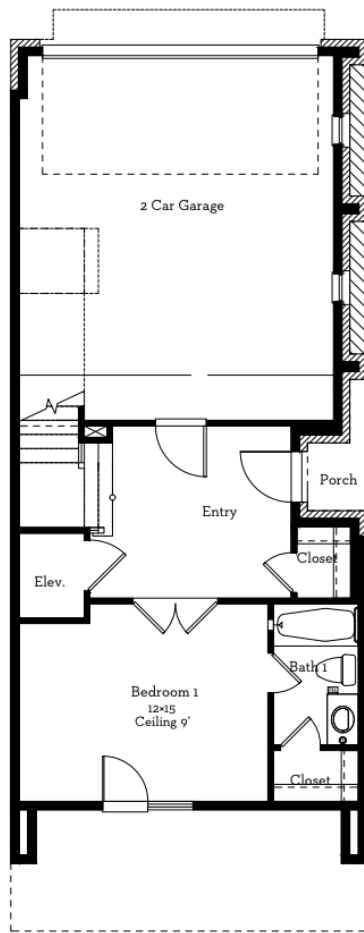
💰 \$650,000

🛏️ 3 Bedrooms

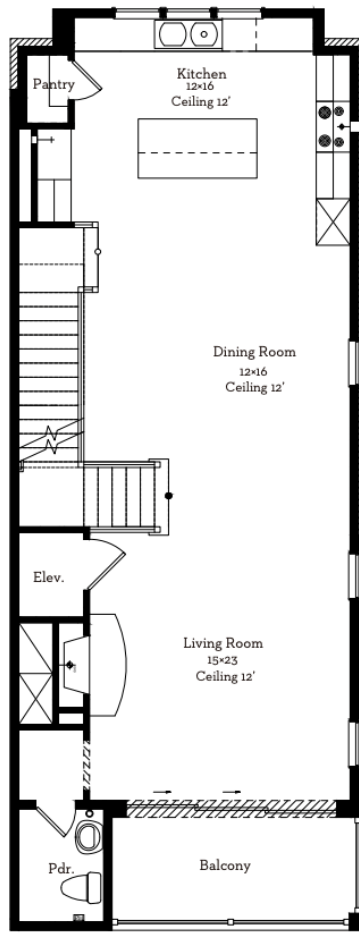
🚿 3.5 Bathrooms

🏠 2,589 sqft

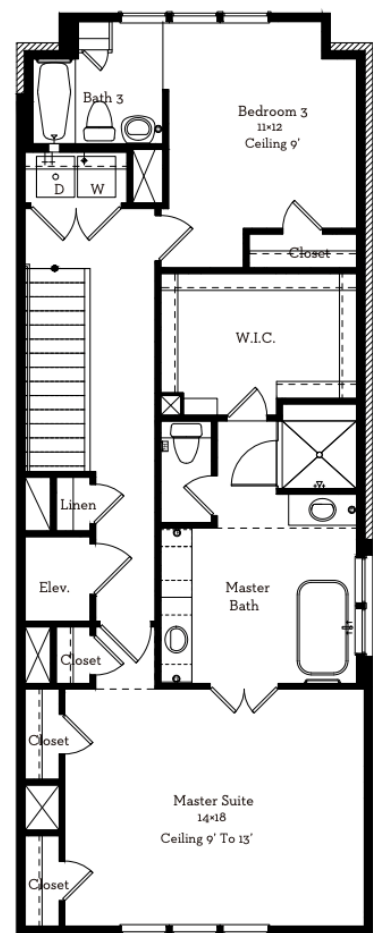
- Freestanding home
- Epic 10-ft tall tri fold glass sliding doors lead out onto balcony with relaxing tree views
- Upgraded stacked cabinets in beautiful Chef's kitchen
- Cozy gaslog fireplace in living room
- Upgraded freestanding tub in spacious primary bathroom with tons of natural light
- Backyard



First Floor
469 sqft



Second Floor
1034 sqft



Third Floor
1086 sqft

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6116 Nicholas Grove Place

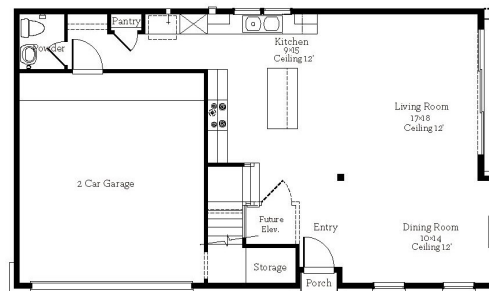
💰 \$875,000

🛏️ 3 Bedrooms

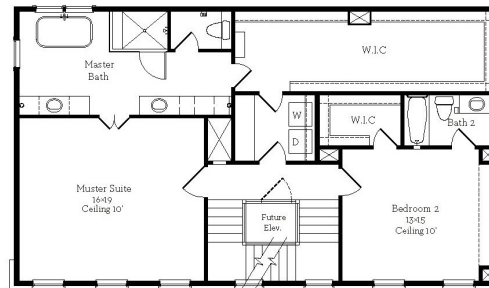
🚿 3.5 Bathrooms

🏠 3,152 sqft

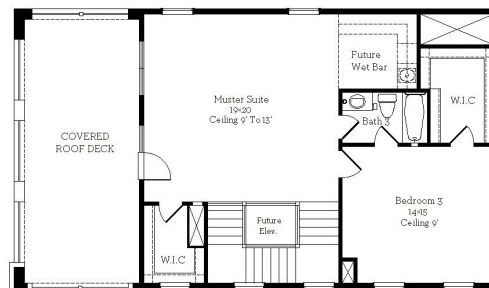
- First floor living freestanding home with epic 10-ft tall glass sliding doors in living area to backyard
- Two large private fenced in yards
- Epic roof top terrace for outdoor entertaining with unobstructed views
- Spacious game room
- Enormous walk in closet in primary suite



First Floor
916 sqft



Second Floor
1342 sqft



Third Floor
894 sqft

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