

**5638 SANFORD ROAD**

5638 SANFORD RD, HOUSTON, TX 77096

**\$615,000**

*150 Years*

JOHN D WOOD & CO.

London, Country & International Property

## 5638 SANFORD ROAD

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77096

Beautiful home on a desirable corner lot featuring a 330 sq ft flex space added in 2024 - ideal for a 4th bedroom, office, gym, or media room. Oversized insulated garage (2024) is a must see w/ custom floors, utility sink, attic storage, EV-ready 220V outlet, & more. Enjoy indoor-outdoor living with a covered flagstone patio featuring cedar tongue-and-groove ceiling, recessed lighting, exterior outlets, and plumbing for a future outdoor kitchen. Interior highlights include original hardwood floors, plantation shutters, solid wood doors, Andersen & Pella windows, & remodeled kitchen & bathrooms.

**Garage Count: 2 Car Garage,**  
**Sewer: Public,**  
**Cooling: Central A/C,**  
**Water: City Water**

**\$615,000**



Major upgrades include: Roof (2020), HardiPlank siding (2020), tankless water heater (2021), PEX (2023), new gas line (2024), updated electrical & the list goes on. Expansive backyard, quiet street, and prime location. Walking distance to top rated schools & parks. NEVER FLOODED per seller. Meticulously maintained w/ every detail thought out when renovating.



