

## **4312 GREELEY STREET – MAIN FEATURES**

### **MAIN HOUSE**

- Great floor plan provides functional space for family living as well as for elegant entertaining
- Recent roof June 2018
- Carpet in the two bedrooms removed and original hardwood floors were re-finished October 2018
- Old electrical wiring were removed and re-wired up to code October 2018
- Replaced ceiling can lights throughout the house with energy efficient LED can lights October 2018
- Painted interior of entire house October 2018
- Insulated exterior doors for energy efficiency October 2018
- Room and covered back porch added in 2016; room presently used as the dining room
- Installed additional locks to Neuma double pane sliding patio doors for added security October 2018
- New ceiling fan installed in dining room October 2018
- Sub-Zero refrigerator 2016
- Frigidaire gas cooktop with down draft 2016
- GE built in microwave 2016
- Lenox A/C and Heater 2016; replaced drain pan and serviced HVAC August 2018
- Delta touch faucet at kitchen sink – good feature to have
- Large walk-in shower in Master Bathroom with energy saving ceiling skylight 2016
- Large utility room in Master Bathroom with washer/dryer connections 2016
- Study has pocket doors for privacy and extra sleeping quarters
- Gas fireplace with gas logs
- All granite countertops in kitchen and bathrooms

Per Seller

## **GARAGE AND APARTMENT – BUILT 2011**

- Oversized 2-car garage with work area/ storage space
- Half Bath in garage
- 700 sq ft apartment has large bedroom with full bath and walk-in closet, full-sized kitchen, sitting/dining area, pantry, washer/dryer, gas tankless water heater; can be income producing – previous owner listed property on VRBO and Airbnb
- Carpet in apartment bedroom and closet removed and replaced with laminated wood in October 2018 to match the rest of the space
- Serviced HVAC August 2018

## **GARDEN**

- Landscape designed by Glorious Gardens
- Front and back porch lights on timer
- Lighting around pool on timer with remote
- Pool spa and Polaris on timer with remote
- Salt water pool resurfaced 2012
- Pool pump replaced 2016
- Cleaned pool filter; replaced DE Filter Grid 1, DE spider gasket, Eyeball return & valve actuator – all August 2018
- Wood fence 2015

## **DRIVEWAY AND GATE**

- Concrete driveway with French drains 2009
- Custom electric gate at front of driveway with remote

Per Seller