

1718 Corral Dr. Improvements and Updates

New roof, 2000

New insulated vinyl siding, 2006

Programmable lawn sprinkler system 2000; updated 2005, 2015-2017

House perimeter drainage system 2002, 2007, 2014

Bathroom vent fans and lights, 2003. Upgraded in main bath, 2014

Whole house built-in vacuum system, 2003. Main unit rebuilt 2014

Swimming pool with salt system or chlorine, and deck, 2005

New HVAC system and supply trunk ducts, 2008

Recessed lighting and fans in kitchen, 2007

Recessed or sconce lights and vent fans in bedrooms, 2008, 2014

Whole-house burglar alarm system, 2008. Converted to wireless 2010

New vinyl double-insulated windows with screens, 2009

All other house lighting upgraded, many with dimmers and/or LED lights, 2012-2015

Radiant-barrier applied to entire house and garage roofs, 2009

Attic power exhaust fan vent with thermostat and additional attic insulation; 2003, 2010

New 50 gal. water heater, 2006

New wood and Saltillo tile floors downstairs 2012, 2014

New wood floor and carpet upstairs. Stair treads and risers rebuilt 2007, 2012

Kitchen remodel (reface cabinets, add granite countertops, new convection/conventional ovens, add gas cooktop; stainless steel "banjo" sink, dishwasher, and garbage disposer. New floating range hood. Reconfigured counters with pull-out drawers and slow-close tracks. Soffits removed 2004, 2009, 2012-13

Bathrooms - remodel ed with new cabinets, vanities, sinks, granite countertops, and toilets; master bath - completely redesigned. Main and master bath - added twin sinks, new granite tile shower /tub surrounds and floors; interior soffits removed. Master - whirlpool tub added. All, 2014

Wet bar tile and shelves; rebuilt sink faucet; refaced cabinet 2000, 2008

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New front entry door 2008

Rebuilt garage door mainspring, rollers, and opener, 2010

Whole-house emergency natural gas powered generator and load shed panel, 2010

HVAC return air duct filtered system added to, 2011

New ventless gas log with remote control, and fireplace door with wire screen, 2013

Replaced electrical main panel and new circuits installed for central vacuum and Jacuzzi tub, 2013

In-place water supply pipes sandblasted, epoxy-coated and pressure tested; hot water supply pipes for upstairs bathrooms upgraded to $\frac{3}{4}$ ". All new shutoffs and anti-siphon valves (approx. 75 yr. expected life), 2013

Lightning arrestor system installed, 2013

New kitchen back door with pet door, garage side door, and Family room outside door, 2014

All storm doors replaced, 2014

New porch and front walk with flagstone overlay, 2014

Family room ceiling, walls, trim, and floor replacement/repair and painted, 2013-14

Repainted ceilings, 2015. Repainted and/or touched up paint, most walls and doors, 2014 - present

Added steel and aluminum gazebo with polycarbonate roof to pool patio, 2015

Replaced all worn/damaged baseboard trim and shoe molding, 2016

Whole house wiring inspected; all switches and outlets replaced and pigtailed as needed by Thor Enterprises; stainless steel coverplates in "Decora" style added, 2015

New vinyl see-thru decorative shutters, 2017

Electric power to pool patio gazebo, with fan and dimmable LED rope lights (all GFCI protected), 2017

Stainless steel door locks/deadbolts on all exterior doors, common-keyed, 2017

Driveway expansion joints sealed and driveway concrete coated, 2017

New garage door $\frac{3}{4}$ h.p. opener with belt drive and car remotes with "smart" capability, 2017

Attic subfloor bolstered in main access and storage areas, 2016-17