

2111 Beall St. - Sellers Upgrades & Improvements

Amenities

- Smart home with internet-connected devices to enable remote monitoring and management of appliances and systems - Upgrades valued at \$1,900. Smart devices include:
 1. Air Conditioning smart thermostats: Ecobee 3Lite
 2. Indoor/Outdoor light switches: Key rooms with GE Z-wave controlled automated light switches
 3. Camera system: Amcrest 1080P HD Over Analog (HDCVI) 8CH Video Security System - Eight 2.1 MP Weatherproof IP66 Bullet & Dome Cameras, 65ft IR LED Night Vision, 65ft
 4. Doorbell: Skybell HD Wifi doorbell camera
 5. Garage Door Opener: Chamberlin Garage Door opener with internet gateway & battery back-up
 6. GE Alarm System with remote access
- Garage Storage Racks- Three Safe Racks- 4x8 overhead heavy duty storage racks- Valued at \$550

Upgrades

- Tile repair and grout restoration throughout home, 2019, \$4,550, 1 year warranty
- Professional painting of porch, porch railings, kitchen island, 2019, \$1,800
- Synthetic Turf installed in back yard, 2019, \$1,000, 15 year warranty
- 7' Cedar Fence, 2018, \$6,500
- Hardwood floors, 2017, \$14,500
- Farmhouse kitchen sink and InSinkErator Garbage Disposal, 2017, \$1,000
- Master closet renovation, 2016, \$2,000
- 2 50-gallon electric hot water heaters, 2015, \$2,250, 10 year warranty. Never run out of hot water!
- Radiant barrier, solar powered attic fans and foam batting added to bonus room, 2017, \$3,500
- Steel Door Jam Reinforcement, 2013, \$300

Upgrades & Amenities Total = >\$40,000