



Seller's Upgrade List

Property Address: 2318 Millvale Drive, Kingwood, Texas 77345

Please list all upgrades you have done since owning the house:*

Item	Timeframe
1. Remodeled master bedroom (hardwood floors, new paint, upgraded light fixtures / Casablanca fan)	2018 – 2019
2. Remodeled master bathroom (bathroom was taken down to the studs and reconfigured – added custom vanity with marble counters, new oversize walk in shower, soaking tub, custom walk-in closet with built-ins, etc)	2018 – 2019
3. Remodeled downstairs guest bathroom to match master bathroom	2019
4. 2 tankless water heaters	2018 – 2019
5. Replaced 2 out of 3 AC units	2018 – 2019
6. Kitchen upgrades – stainless steels Bosch appliances, induction cooktop, wine fridge, trash compactor, dual ovens and convection oven, professionally painted cabinets and island	2016 – 2019
7. First floor upgrades – upgraded flooring (hardwood and stained concrete), added marble bar counter, restained built-ins, new paint, custom laundry room lighting, added recessed lighting	2014 – 2019 (hardwoods just installed)
8. Exterior upgrades – new solid wood front door, repainted siding, upgraded yard (added sprinkler system, new grass, new landscaping, partial fence and gate replacement, restained pergola), recent professional roof cleaning	2019
9. Second floor upgrades – custom bathroom light fixtures / Casablanca fans / closet chandelier lighting	2018 – 2019

*We have done additional minor upgrades, but these are the most recent major upgrades.