

## **2226 W. Holcombe Blvd**

### Additional Information

Owner occupied between 2002 and 2013

Rental property from Oct 2013 till June 2020

List of upgrades/ repairs:

2005 Patio improvement

2006 Main bath plumbing upgrade

2006 Main bath remodeling, tankless water heater, granite stairs

2014 Foundation repairs

2015 Roof replacement along w 2228 unit

2016 New AC unit for 2<sup>nd</sup> and 3<sup>rd</sup> floor

2017 New breaker panel

2020 New 1<sup>st</sup> floor wood floor and paint

Foundation Repair by Rodriguez Foundation, lifetime transferrable warranty

Termite/pest control is performed every 2 months via ABC pest control, in association w 2228 unit and can be continued as such

Flood insurance - The property is not in flood plain but owner has flood insurance. The house never flooded, flood insurance is not mandatory and the annual cost is around \$700