

### 3326 Mid Lane Features and Updates

- Replaced HVAC units 2017
- Roof replaced approximately 2010
- Pool pump, filter system, etc. 2017
- Hot water heater 2017
- New toilets, bathtubs, shower, etc. 2019-2020
- Landscaping w new fence and patio, self-watering system for large container plants, espaliered jasmine, new trees, etc. Container trees and plants can convey. \$40,000 2018
- Driveway gate 2018
- Replaced upstairs carpet w 5" oak hardwood 2018
- Sanded and stained downstairs wood flooring. 2020
- Kitchen refrigerator 2020
- Living and dining rooms trim paint: Fine Paints of Europe.
- Entry flooring replaced 2020
- Circa Lighting in entryway.
- Washer/Dryer may convey.
- Dining room chandelier does not convey.
- Guest bedrooms valances may convey.
- New fireplace surrounds. 2019
- Plans for extensive renovations to kitchen, wine pantry, master bath and closet designed by award-winning Kitchen and Bath Concepts are available and can convey (approximate value \$15,000)