

## 3015 Curren – Exclusions, Personal Property, & Items Available for Sale

### Excluded from the Sale:

Billiard Light fixture (\$200 allowance at closing for buyer to buy and install a new fixture)

Eero Mesh Wi-Fi System (eero.com)

Epson 5040 Projector

### Staying with the House:

Sellers will leave the previous projector that was working when it was removed and boxed up (As Is)

Wall-mounted Screen in media room

Three new sconce lights that match media room fixtures (still in boxes)

TV wall mounts, inside and out

Dry Erase board in study

Stainless refrigerator in kitchen (As Is) with a small freon leak that cannot easily be repaired

Vessel sink and matching granite large enough to fit vanity in en-suite bath upstairs are stored in adjacent walk-out attic

Carpet that was removed from 'dog room' is rolled and stored in the front 2<sup>nd</sup> story walk-out attic

### These Items Will Stay, UNLESS Buyers Do Not Plan to Use Them:

Safe in garage

Arlo Pro 2 system with 8 cameras, 2 bases, and all mounts (arlo.com)

Ring Doorbell (ring.com)

Ecobee Smart thermostats (ecobee.com)

Tailwind Smart Automatic garage door controller (gotailwind.com)

Alexa Light bulbs in various locations (If you do not plan to use Alexa or another home automation system, the sellers would prefer to replace the bulbs with normal bulbs and take the smart-home enabled bulbs with them)

Patio TV with cover

Portable shoe shelves in primary closet

Hooks for pegboard storage systems in garage

### Available for Sale, Under a Separate Bill of Sale: *Please inquire about other furniture and/or accessories you may like*

Presidential Billiards pool table and cover

Foosball table

Washer & Dryer