

## 9730 Audubon Park Drive Improvements

1. Total Master bathroom remodel. 2011 \$60K
  - a. All Kohler fixtures
  - b. Full size jet bathtub
  - c. Kohler sinks and toilet
  - d. Automatic humidity sensors for humidity fan
  - e. Framed mirrors
  - f. Custom cabinetry
  - g. New lighting which recessed lights and sconces over the sinks
  - h. New window with glass blocks
  - i. Dimmer on bath lights
  - j. Comfort Height Toilet
  - k. Added Medicine Cabinet
2. Master closet remodel \$3K w/o the cost of wood floor
  - a. Addition of third level shelving
  - b. Pull down hangers for third level hanging
  - c. Replaced fluorescent lights with Recessed lights
  - d. Paint
  - e. Wood flooring
3. Master Bedroom
  - a. New wood flooring
  - b. New fan and light with remote control
  - c. Travertine Tile Fireplace Surround
4. Family Room
  - a. Custom built in with floating shelves
  - b. Handles for Built in Cabinet \$200
  - c. New hardwood floor
  - d. New remote-controlled fan and light
  - e. Custom curtain rod in and family room
  - f. Dimmer on family room lights
  - g. Travertine Tile Fireplace Surround
5. Kitchen
  - a. Thermador Stainless steel 5 burner cooktop
  - b. Asko dishwasher. 7/7/2011
  - c. Reverse osmosis with five filters
  - d. New tile floor
  - e. New handles for all doors and drawers
  - f. Custom curtain rod.
6. Office/Guest bedrooms
  - a. Commercial grade carpet
7. Laundry/mud room
  - a. Replaced fluorescent lights with Recessed lights
  - b. Automatic sensor for lights

8. House
  - a. New Roof. 2013 \$18K
  - b. Two new AC 9/26/2012, 7/24/2014 \$12
  - c. One new heater. 11/27/2017 \$3K
  - d. Replaced water heater 2009 \$1,800
  - e. New Water softener for entire house – May not convey
  - f. New door handles on interior and exterior doors \$1,200
  - g. New flooring in every room 2011 \$50K
  - h. All light switches changed to Lutron switches \$300
  - i. Dead bolts lock and new handle for entry door \$100
  - j. Ring door bell \$250
  - k. Security lights for all four corners of the house \$200
  - l. Automated lighting (location based) for the front of the house. 2019 \$50
  - m. Automatic temperature control attic fan 2016
  - n. Solar screens for windows 2005 approx. \$2k
  - o. Flooring added to attic for storage \$200
  - p. House interior and exterior painted \$7,500
  - q. Upgraded touchscreen thermostat 2020 \$200
  - r. Whole house surge protection (located in garage).
  - s. Formal dining, family room and patio are wired for speaker and volume control.
9. Back yard
  - a. Patio 2008 \$5K originally replaced the wood in 2020 \$2K
  - b. Drainage for the entire back yard \$2000
  - c. Concert pathway from gate to backyard 2016 \$2K
  - d. New sprinkler system controller with wi-fi 2020 \$500
10. Front Yard
  - a. Walkway stones to the gate 2019 \$500
11. The new garage door opener has WiFi capability with My Q app. 7/14/20 \$529.00
12. Light Fixtures-some may not convey
  - a. Entry \$500
  - b. Dining \$400
  - c. Breakfast \$350