

22 Overlyn Ct

Updates & Special Features

Characteristics:

- ❖ Builder & year: Darling Homes in 2002
- ❖ Square Footage: 3,320
- ❖ Bedrooms: 3
- ❖ Full baths: 2
- ❖ Half baths: 1
- ❖ # car garage: 3 car attached, tandem

Notable Features:

- ❖ Pella windows – Proline 450 Wood Windows, Insulated Low-e SunDefence with Argon
- ❖ Trane XV18 variable speed 5 ton A/C
- ❖ Additional cabinets made by Kent Moore Cabinets
- ❖ All upper cabinets in the laundry room
- ❖ Cabinet above refrigerator
- ❖ Cabinet for TV
- ❖ Cabinets under island
- ❖ Powder bath remodel – smoothed walls, vanity, toilet, tile on wall, flooring, lighting and mirror (not glued to wall)
- ❖ Second bath remodel – reconfiguration of floor plan, curb-less shower, tile, cabinet, counter top, linen cabinet and faucets
- ❖ Fireplace remodeled
- ❖ Kitchen – granite, Advantium Speed Cook and Microwave, oven, cooktop with downdraft, hardware, backsplash, granite sink, lights and under counter lights
- ❖ Baseboards changed to tall ones with door casing to match
- ❖ Door hardware changed throughout
- ❖ Primary closet – Oak stained, peninsula with granite top and drawers, bench, built-in jewelry cabinet, adjustable shelves and two secret storage areas
- ❖ Primary bath – granite sinks, toilet, hardware, flooring, mirrors (not glued to wall), lighting, fan and faucets
- ❖ Wood flooring, carpet, travertine flooring in powder and laundry
- ❖ Shutters – divided style
- ❖ Re-landscaped yard front and back and addition of pond
- ❖ Gazebo
- ❖ Built-out air conditioned space upstairs
- ❖ Surround sound