

## 18647 Bristol Point

### Features and Updates

- Wood front entry door with decorative glass
- Keyless entry
- Ring doorbell
- Ring floodlight camera
- Alarm system
- Crown molding and upgraded baseboards
- Recessed can lighting
- Wood flooring in main living areas and primary bedroom
- Updated lighting fixtures and fans replaced
- 2" blinds throughout
- Wainscoting in secondary bedroom
- Utility room with built-in cabinetry, folding table and wainscoting
- Whole-house water filtration system  
(\$2,100 value –Filter media should last 12-15 years from install date: March 2021)
- Patio door with built-in blinds
- Automatic Garage Door Opener
- Built-in cabinets at garage
- Covered patio with fan
- Lush landscaping at front and back yard
- "Smart" sprinkler system at front and backyard
- Solar window screens at front/back bedrooms
- Roof replaced 2018

### Kitchen:

On trend two-tone cabinetry with hardware, granite counters, tiled backsplash, satin finish single faucet, soap dispenser and under mount sink, Reverse-Osmosis system at kitchen sink and plumbed to refrigerator area. Stainless Steel appliances: Gas range and microwave (August 2018, \$1,300 value). Dishwasher (May 2020, \$1,100 value).

### Bathrooms:

Remodeled bathrooms with updated granite topped vanities, modern tile shower surround, decorative tiled nooks, glass enclosure at primary bath, framed mirrors, upgraded plumbing/lighting fixtures (\$16,000 value).