

# Aspen House Upgrades

New since 2018:

- Bulkhead \$14k
- 14 seer complete AC for main house \$10k
- Complete build out of garage including split unit AC, epoxy floors, lights, electrical, urinal, etc etc etc \$30k
- Pool and decking. Pool has 14 helical tie backs 18ft from bottom reinforcement with welded plates to tie them in. It cannot go up or down! Important bc below sea level \$120k
- Windows \$24k
- Insulated garage doors and frames (all). Garage door by pool is new. New, meaning we cut it out. \$10k
- Palapa bar with custom lighted terrazzo countertop (\$25k wouldn't touch this countertop!), kegerator, liquor dispenser, tiled sides & framing, Bamboo, electrical - \$25k
- Exterior paint (used to be pepto bismol pink and white) \$25k
- Palapa style \$900 mailbox
- Added elevated deck for pool equipment, AC condenser, etc \$1500
- Landscaping \$1k + \$1800 + \$800 + \$2200
- Replaced a lot of rotten wood on decks \$1k
- Removed plastic under decks and painted underneath brown \$3k
- Insulated and Hardie ceiling on porch. Added ceiling fan and power. \$3k
- New water heater in guest house \$1k
- New faucet in kitchen \$400
- All new electrical outlets/faceplates \$1500
- New sub panel for pool equipment and bar - \$1500
- Barn doors \$1800
- RO water system under sink \$2200
- Brand new Quartz counter tops in all bathrooms with new faucets \$5k
- Exterior Lighting Upgrades - \$6k
- 7/2022 Electrician inspection/repairs \$1100
- 7/2022 Plumber inspection/New Water heater/repairs \$1800
- 7/2022 Window Trim, New Laundry Door, Paint, misc. repairs \$15,000
- 7/2022 New AC 14seer in guest house with new platform \$9k

**TOTAL IMPROVEMENTS: \$319,000**