

## Upgrades / Updates

1. New A/C (outside unit) 2019
2. New A/C – heater (inside unit) 2020
3. All appliance service has been re-wired with copper
4. All light fixtures replaced
5. All light fixtures have been re-wired with copper
6. New stove, ref, dishwasher, garbage disposal 2020
7. New water heater (80 gallon quick recovery) 2017
8. “Instant On” hot water re-circulating pump
9. Back patio fence and cement replaced 2018
10. Complete kitchen remodel 2017
11. Complete bathroom remodel (all 3) 2017
12. Attic storage climate controlled
13. Custom shutter window coverings 2019
14. Roof replaced 2015 and is still under warranty

## What conveys

1. All appliances including microwave
2. Kitchen entertainment center including tv
3. Wine Cooler in Living Room
4. Ceiling fans
5. Back patio table, fire pit, and BBQ
6. Master bedroom beverage cooler
7. Master bedroom entertainment center
8. Master bathroom entertainment center
9. Wall safe
10. All window coverings