

# Upgrades & Features

- Updated interior paint throughout
- All new pull-down shades
- Stunning Dining room w/ added Batten & Board wall & statement chandelier
- Removed old false wall between dining & living & redesigned to incorporate shelving with LED lighting
- Open Living with NEW fireplace w/ brick/stone surround & new mantel
- New baseboards & electrical switches throughout
- Kitchen/Breakfast
  - Updated custom cabinet fronts and drawers w/ soft close
  - Gleaming Granite countertops
  - New stainless double ovens
  - New electric glass cooktop
  - New sink & faucet
  - Intricate glass tile backsplash
  - Under & over cabinet LED lighting
  - All new lighting
  - New hardware
- Owners Suite
  - Upgraded carpet & upgraded pad
  - All new paint
  - New light fixtures
  - Exterior door for private outdoor access
  - Rich trim detail & window seat
  - Remodeled bath
    - w/ walk-in shower & seamless glass surround,
    - new cabinets, quartz countertops, vanity area & sinks
    - upgraded freestanding tub w/ faucet
    - new mirrors & fixtures
  - Spacious closet w/ custom built-ins
- BR #2 down private hall & updated bath
- BR #3 (or study) w/ added French doors, tall ceilings, & closet
- Bath #2 completely remodeled
  - Removed wall to reengineer flow/use
  - New floors
  - New Tile surround
  - Two New vanity, sink, faucets
  - Updated lighting & hardware
- Upgraded hardware & paint in laundry room (continued...)

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*Sarah Conway Properties Team*

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# Upgrades & Features

- Upgraded electrical items & Added plug for standalone generator
- All new sheetrock & paint in garage
- Accommodating game/flex/office room up w/ plenty of space (could be a future 4<sup>th</sup> bedroom)
- Extend enjoyment outdoors on the covered screened porch w/ amazing views overlooking the expansive #2 fairway of the Weiskopf Course

EXCLUSIONS: Drape over window in BR #2

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