

## Elrod's Updates to 15307 Brandonwood Place

### Essentials

- Replaced all [three A/C units with top of the line Trane XV18 \(18 SEER\) units](#), which have a variable speed compressor, modulating blower, and can shift down to 600 different stages for best humidity control at the lowest possible power usage
- Installed [two brand new water heaters](#) to replace both old ones
- Replaced old windows at the front of home with [energy-efficient Renewal by Andersen windows](#)
- Added a [whole home water filtration system](#) and [water softener](#)
- Installed a [reverse osmosis water filtration tap](#) at kitchen sink
- Added [on-demand boiling water tap](#) for tea at kitchen sink
- Installed [new carpet](#) throughout home
- [Updated the paint for entire interior](#) of home including walls, trim, doors, ceilings, stair banisters, and cabinets using Sherwin Williams paint products (will provide paint colors for touch up)

### Interior Specifics

- [Added a mudroom](#) next to the side entry in kitchen
- Added [built-in trash and recycling cabinet](#) to kitchen
- Replaced microwave with [new built-in microwave](#)
- [Opened up the breakfast area](#) to the family room by removing a dividing wall
- Completely [remodeled jack and jill bathroom](#)
- Updated [chandeliers/light fixtures](#) in breakfast rm, kitchen, dining rm, primary br, and guest br
- Updated [ceiling fans](#) in all bedrooms
- [Replaced toilets](#) in primary bath, jack and jill bath, guest baths
- Added [Tushy Bidets](#) to primary bath, jack and jill bath, and guest bath
- [Katie Kime designer wallpaper](#) in one bedroom and [vintage upholstered walls](#) in another

### Exterior

- Upgraded pool equipment to include [Easytouch System 8/Screen Logic](#)
- Resolved drainage issues in the backyard by replacing poorly sloped brick path with [fresh concrete walkway](#) and expanding french drain system
- Installed two new [automatic garage door openers](#)
- Significant updates to [landscaping](#)
- [Repaired sprinkler system](#) to increase coverage
- Installed termite stations around home for [termite prevention](#)
- Added [Philips Hue smart lighting](#) to lanterns outside

### Technology

- Installed new [Nest smoke and carbon monoxide detectors](#) throughout whole house
- Added [Alexa smart devices](#) to each bedroom to be used as an intercom system/music on demand/digital assistant on demand
- Installed [Lutron Serena voice controlled window covering](#) (Primary BR) "Alexa, open the shades."
- Installed [Smart Lutron lighting](#) throughout the home. "Alexa, turn on the lights"
- Added [Philips Hue under cabinet smart lighting](#)
- Installed [Ring doorbell](#) at front door
- Installed [Ring solar lights](#) to illuminate driveway
- Installed [smart locks](#) on two main entry points
- Upgraded home to [AT&T Fiber for high speed internet](#)
- [Eero WiFi](#) mesh system installed in home to eliminate any low signal wifi spots