

ATTIC

1. Electric Elevator/Lift to the attic
2. Handrails around the elevator in attic
3. Completely Floored Attic
4. Attic Foam insulation throughout.
5. CLIMATE controlled s Lighted storage room in attic area
6. Lights in the Attic
7. A lot of storage area in attic area
8. TANKLESS WATER HEATER
9. Electro static air cleaning filter -no need for A/C filters in house
10. REME HALO Air Purifier with Ultra Violet light to kill germs, bacteria and Viruses
11. Evaporator coil replaced 2021
12. 18 seer A/C by Amana

KITCHEN

1. Completely torn out and remodeled with all custom made wood cabinets and drawers.
2. Lighted top cabinets for displays
3. Lights under cabinets.
4. Custom pantry with 4 sets of double doors and all pull out drawers for food and appliances
5. Divided boxes built in for storing cookie sheets, cutting boards, etc.
6. Pull out drawer by sink for trash can
7. American Standard new faucet with pulldown magnetic shower head
8. Hot water Dispenser at Sink (In Sinkerator Brand)
9. Insinkerator Disposal 1 HP
10. Rev-a-shelf Brand Pop up stand in one cabinet for mixer
11. Extra large drawers for storing bowls, crock pot, instant pots, etc.
12. Hunter Douglas Planation Shutters
13. Beautiful Granite counters
14. Electrical plugs in the Island
15. New Fan by Hunter

LIVING ROOM

1. Custom fireplace doors with Fire Glass rocks
2. Acacia Wood Floors
3. New Hunter Ceiling fans
4. Planation Shutters

MASTER BATH

1. SHOWER glass walls and door replaced with 3/8" frameless glass
2. Custom designed wood cabinets
3. New sinks and faucets (American Standard)
4. Replaced with Quartz countertops

MASTER CLOSET

1. IKEA CLOSET ORGANIZER WITH DRAWERS AND HANGING SPACES

MASTER BEDROOM

2. REPLACED FLOORS WITH ACACIA WOOD
3. Room Darkening curtains

OUTSIDE EXTRAS

1. Motion detection lights around the house
2. Extra large stamped concrete patio
3. Large Green locking metal storage bin behind the Red Tips in back corner
4. Storm door on back door

EXTRAS IN 1603 N VENICE DRIVE, PEARLAND, TX 77581

1. **High Security STEEL EXTERIOR DOORS with Extra security Storm Doors on 2 exterior doors to front and back yards.**
2. **European Windows, Hurricane windows to up winds 180 MPH. Windows open by tilting inward at top or opens wide on side hinges to be an easy exit in case of an emergency.**
3. **Dusk to Dawn lanterns by garage**
4. **Streetlight in Side yard for illumination of front area**
5. **Ring Doorbell**
6. **Front and backyard automatic sprinkler system.**
7. **Amana 18 Seer, 4 Ton A/C-Heating system with programable Thermostat. Duct system replaced when new AC was installed**
8. **KHOLER WHOLE HOUSE GENERATOR WITH AUTO START**
9. **LARGE BACK PATIO WITH STAMPED CONCRETE**
10. **Widened driveway with brick pavers and made it handicap accessible through front door**
11. **Handicap ramp in garage into house.**

GARAGE

1. **Wi Fi Garage door opener (½ HP Chamberlin brand)with APP on phone to control from anywhere. Think you forgot to close the door, just look at your APP and you can close it from the App.**
2. **Whole house water filter**
3. **Whole House Water Softener**
4. **Hurricane garage door, rated for high winds**
5. **WHOLE HOUSE SURGE PROTECTOR**
6. **Heavy duty pull down stairway ladder**