

# Exclusions, Upgrades and Negotiables

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## EXCLUSIONS

- Whirlpool Refrigerator
- Washer & Dryer
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- \_\_\_\_\_
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## UPGRADES

- New Roof with 10yr transferable warranty with Moss Roofing Houston
- Water Softener and Dupore Filtration System
- New sprinkler control panel (manual and smart app)
- New Bosch dishwasher
- Custom Barn Door in foyer and new bathroom light fixtures

## NEGOTIABLE/INCLUDED

- Children's playset
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