

# 42 S. BETHANY BEND CIRCLE

## Updates & Improvements

<b>Swimming Pool</b>	<b>2012</b>
<b>ACs &amp; Furnaces</b>	<b>2022</b>
<b>Interior Paint</b>	<b>2022</b>
<b>Exterior Paint</b>	<b>2019</b>
<b>Remodeled Kitchen</b>	<b>2015</b>
<i>Countertops, backsplash, floor tile (replace subfloor &amp; used cement backer board), added breakfast bar (removed island)</i>	
<b>Remodeled Living Room</b>	<b>2015</b>
<i>Removed wall separating living room from kitchen, added insulation, removed French doors in kitchen &amp; single door in living room leading to balcony, replaced with 2 doors with two full-size windows, reframe around the two full size windows</i>	
<b>Fireplace &amp; Chimney</b>	<b>2015</b>
<i>Removed existing fireplace and relocated fireplace which is wood-burning, as well as gas. Added stacked stone surround. Double wall chimney with higher temperature rating</i>	
<b>Dishwasher, Oven, &amp; Convection Microwave</b>	<b>2015</b>
<b>Remodeled Master Bath</b>	<b>2022</b>
<i>Replaced vanities, sinks, plumbing &amp; light fixtures, toilet (2019), tile flooring, added frameless shower, freestanding tub, &amp; make-up vanity space</i>	
<b>Downstairs Full Bath</b>	<b>2015</b>
<i>Bathtub with Tile Surround &amp; Glass Enclosure, Countertop, Sinks, Toilet, Tile Flooring, Faucets, Mirror</i>	
<b>Tile Flooring &amp; Countertop (Powder Bath)</b>	<b>2015</b>
<b>Widened Stairs, Added Wood Treads &amp; Wrought Iron Balusters</b>	<b>2015</b>
<b>Front Steps and Porch (Composite Board – no maintenance)</b>	<b>2019</b>
<b>Wood Flooring (Living Room, Dining Room, Office)</b>	<b>2015</b>
<b>Bamboo Flooring (Gameroom &amp; Hallway Downstairs)</b>	<b>2015</b>
<b>Tile Flooring, Added Cabinet, Countertop &amp; Sink (Utility Room)</b>	<b>2015</b>
<b>Carpet</b>	<b>2022</b>
<b>LED Dimmable Light Fixtures (Kitchen, Living Room, Master Bathroom, Dining Room)</b>	
<b>Ceiling Fan with LED Light (Gameroom)</b>	<b>2021</b>
<b>Attic Fans</b>	<b>2021</b>
<b>Frosted Glass Door to Enclose Gameroom</b>	<b>2015</b>
<b>Updated Sprinkler System</b>	<b>2012</b>
<b>Epoxy Flooring (Garage)</b>	<b>2018</b>

THE MATTHEWS TEAM

R E / M A X L E G E N D S

