

# LIST OF UPGRADES

4815 Raven Bluff Lane, Katy, Texas 77494

- Whole house generator installed - March 2022
- Kitchen and wine bar entirely re-done: Nov 2021
- New appliances, including 2 ovens, one of which is a French oven (not very common)
- Custom built cabinets, with unique features to use under cabinet corner space
- Entire interior of house re-painted Nov 2021
- All new wood and tile floors first floor Nov 2021
- All new carpet upstairs Nov 2021
- Landscape lighting all new
- House is smart home ready (capable of controlling pool, sprinklers, lights, landscape lights, blinds, security system, generator, ovens) thru apps and or Alexa.
- Pool entirely re-done and re-surfaced with new tile and Wet Edge surfacing/finishing. June 2021
- All pool equipment (filters, pumps, heater) are new except for 1 pump
- New fence in backyard
- The large 5 ton HVAC condenser unit is new - May 2022
- Cameras installed on exterior of house, viewable via app
- ADT security system installed (needs service subscription)
- Garage doors insulated
- Large 3+ car garage (space to side of the 3 bays is large)