

## **321 Indian Hill**

**2164 sq ft / 4 bed-2 bath / 7300 sq ft lot**

### **UPDATES**

74 feet of steel bulkhead with steel cap and concrete curb

50-year metal roof

Dueling 3.5 ton Carrier HVAC complete system/2 ton Carrier HVAC complete system

Custom industrial water entry /exit stairway

New deck, deck lighting & concrete patio

Dual over-sized low-e sliding glass doors

Updated low-e windows

New sewer line connection to sewer main

New perimeter fencing gates

New exterior lighting

Complete exterior and interior paint

Concrete entry walkway

New flooring (carpet & laminate)

New faucets, toilets, door handles/ hinges and ceiling fans

### **MENTIONABLE AMENITIES:**

Security lights

(3) interior skylights

Exterior and interior stone accents

Stained wood plank accents and ceilings

Burn pit

Lake fed water pump for watering