

Upgrades & Features Page

- **Kitchen** – Marbled laminate countertops, new farmhouse style deep stainless-steel sink, new modern black stainless-steel faucet, updated backsplash, freshly painted cabinets, updated doorknobs/drawer pulls, lined shelves, updated lighting, new refrigerator, dishwasher, and microwave
 - **Interior** – Walls and trim freshly painted and new carpet
 - **Half Bath** – Freshly painted and updated mirror and faucets
 - **2 Full Baths** – Freshly painted and updated faucets
 - **All hardware (doorknobs and hinges)** - Updated to match the baths hardware
- **Living & Dining Room** – New updated French back doors, window rods and drapes, updated hanging chandelier in dining area
 - **Upstairs Bedroom #1** – New window drapes and rods
 - **Exterior** – Freshly painted, new Hardi-plank siding upstairs and down, new soffit, rain gutters
- **Back Covered Patio** – New added gate and railing for privacy and security, updated solar landscape lighting
 - **Roof** – New cement tile roof replaced 5-6 years ago
 - **Amenities** – Tennis courts, Pool, Pickle Ball
 - *Coming Soon... – Dog park*

Conveying Items

- **Kitchen** – Refrigerator, microwave, cookware, dinnerware, utensils, blenders and mixers, toaster.
- **Living room** – Sofa, 2 chairs, lamp table, coffee table, end table and lamp, 3-piece entertainment center, smart TV, sound bar, fireplace tools, drapes and rods. Hall/Entry Way: small table, mirror, step stool, drapes & rods.
 - **Dining room** – Dining Table w/extension, 4 dining chairs, China cabinet, drapes & rods.
 - **Laundry Room** – Washer & Dryer, Cleaning tools- mop, broom, duster
- **Bathrooms** – Half Bath: towels under sink. Bath #1: Rugs, dresser, shower curtain, towels in linen cabinet. Bath #2: Rugs, shower curtain, towels in vanity.
- **Bedrooms** – Bed #1: King size bed (whole assembly), two nightstands w/lamps, mirror, picture near closet, dressers in closet, 2 small closet dressers, drapes and rods. Bed #2: Two twin beds (whole assembly), nightstand w/lamp, picture, dresser, extra comforters in closet. 2nd Floor Landing: Armoire w/ all content (extra pillows etc.), lamp.
- **Exterior** – Back Patio: small BBQ pit, firewood rack. Primary Balcony: table, 2 chairs and 4 plastic chairs.



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