

UPGRADES & EXCLUSIONS



Jennifer Christmas - Realtor

CUSTOM DESIGNED DREES HOME – DESIGN UPGRADES Totaling \$33,000 (estimated)

Home completed 11/2022

1. Wood beam in living room
2. Fireplace- granite surround
3. Marble backsplash in the kitchen
4. Quartz countertops
5. Farmhouse sink
6. Double oven
7. Stainless steel appliances
8. Barn doors to the media room
9. Engineered Wood Flooring throughout (except wet areas)
10. Quartz deck on primary bathtub
11. Used part of the 3-car tandem garage for a pocket office leaving the other portion for garage storage
12. Brick paver front entry
13. Gas lanterns at the front entry
14. Sprinklers front and backyard

ADDITIONAL UPGRADES INSTALLED AFTER MOVE-IN Totaling \$40,000 (estimated)

1. Home generator (natural gas) – 10 yr transferrable warranty
2. Water softener- reverse osmosis system – transferrable warranty
3. Custom built-ins (soft close) for the pocket office and laundry room
4. Updated hardware – kitchen, laundry room & pocket office
5. Organization in the primary closet
6. Upgraded Interior lighting in the entry, dining and primary bathroom
7. Alarm System (owned) – 6 cameras, glass breaking sensor, motion sensor, keyless entry
8. Landscape uplighting

EXCLUSIONS

1. Refrigerator
2. Drapes (hardware will convey)

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