

Property Features:

1. **Exterior Features:**

- American Elm and Nutall Oak trees planted in the front yard (2024)
- All new aluminum cast windows with double pane, low e, argon gas, powder coated paint with anti-fade (2022)
- Pave Stone Patio in Front Porch and Back Patio
- Front and back Sprinkler System and In-ground French Drains

2. **Kitchen:**

- Updated kitchen with all solid wood cabinets and pantry (2022)
- Updated quartz countertop and backsplash
- Pot filler
- Sinkology fire clay double kitchen sink
- Built-in Monogram freezer with ice
- Built-in Monogram refrigerator
- Italian Bertazonni double oven, 6-burner range, and stainless steel hood.
- Douglas Fir open kitchen and pantry shelves

3. **Interior Features:**

- Updated half bath with Kohler and Kingston brass finishes (2022)
- Updated electrical with home surge protector (2022)
- Luxury Vinyl Wide Planks flooring with red guard all of downstairs (2022)
- Dedicated Cat6 Ethernet connections at living room and guest room
- Wood-looking tile at master bedroom and second bathroom upstairs (2021)
- Home office features built in solid wood murphy bed

4. **Additional Amenities:**

- Reverse osmosis water filter system (2023)
- 220v electric car garage port (2023)
- Garage walls insulated and drywall finish (2023)
- Backyard mosquito perimeter system (2023)

- Wood shutters and premium roller shade window treatments (2023)
- Crown molding
- Updated ceiling fans (2022)
- Vivent security system (hardwired) with 3 outdoor cameras and 6 door sensors (2023)

5. **Maintenance**

- Partial Pex Water Lines (2019)
- Primary Bathroom Remodeled (2019)
- Hot Water on Demand - Tankless Ranai (2018)
- Whirlpool Central Water Filtration System (2018)
- All Siding/Soffit/Facia with Hardy Board (2016)
- Roof approximately 7-8 years old
- 55 feet of updated PVC sewage line with two flush out gravity caps.
- Replaced garage motor (2023)