

## **15035 MARGESON ST. INVENTORY OF HOME IMPROVEMENTS**

- Comprehensive Primary Bath renovations - 2023
- New exterior breezeway and garage entry doors, all 4 door keys match/re-keyable - 2020
- Rinnai natural gas Tankless water heater, 5 year transferrable warranty - 2021
- 100% PEX-A Plumbing - all new from underground to every faucet - 2021
- All new plumbing ventilation, including all runs and roof vents, boots and sealing -2021
- Moen Flo Plumbing protection with battery backup - 2022
- Wired for home security system
- Viega Pureflow 24 valve plumbing manifold - 2021
- All new faucets - interior (Delta) and exterior - 2022
- All new toilets (Kohler) and sinks (Ikea) - 2024
- Electrical upgrades, redesigned for new lighting, fans and Leviton switches - 2021
- Open cell foam insulation horizontal and vertical plus 8" cellulose - 2022
- Garage attic leveled and new plywood flooring and staircase - 2023
- New automated bathroom ventilation- Broan 100 cubic feet / min - 2022
- All new kitchen appliances except oven - All appliances included with home
  - KitchenAid dishwasher - 2020
  - Whirlpool Microwave - 2022
  - Whirlpool Electric range - 2021
  - Whirlpool Front loading washing machine - 2019
  - Whirlpool natural gas dryer - 2022
  - Frigidaire Refrigerator - 2019
  - Broan Range exhaust, all new including rood vent, boot - 2021
- All new designer lighting and fans, all rooms, with remote controls - 2022
- Comprehensive refurbishment of Chimney and Fireplace, inspected gas run, new burn box, chimney lining, and cap - 2022
- Fireplace burns natural gas or wood
- Roof installed 2013 - inspected and repaired 2022 incl. over 200 square feet of underlayment replacement, no leaks
- HVAC vents and duct work inspected/upgraded and cleaned - 2022
- Whole house Kohler natural gas-powered electric generator - 5 year transferrable warranty - 2022
- Gas meter/lines tested and inspected during generator install - 2022
- Entire front lawn resodded - 2022
- Nuvo Whole house Citric Acid water filtration system - 2021
- Automated, programmable exterior lighting - 2021
- Workshop lighting in garage - 2021
- Auxiliary kitchen sink water heater (Will convey but is not installed) - 2024
- Front of house new paint and cedar siding - 3 year warranty - May 2024
- All carpet new May 2024
- New guest bath vanity - 2022