



**1044 Butterfly Circle
Wake Forest, NC 27587**

**Features and Upgrades:
(Long list of upgrades! 😊)**

- Built by Wynn Construction in 2017
- 2,872 square feet with an additional 706 square feet unfinished and ready to complete with drywall already stacked in the room to finish! (143 sf of storage too!)
- Garage updates: 2020- Epoxy Garage Floor, built in wall cabinets, 2021 added shoe racks, 2023 added floor cabinets, 2024 New garage door motors with cameras installed and keypad entry
- Foundation for detached garage completed, opportunity to make this what you want. Detached garage/office/extra living space! (Permitted, all documents posted) with construction for 2nd driveway started
- 2017 added Faux Wood blinds entire house
- 2021 added window screens entire house
- 2018 screened in the deck, added shoe molding, ceiling fan, & carpet over wood on screened in porch and screen door
- 2018, bedroom 2, 3, and 4, added ceiling fan with remotes, + two in bonus room
- 2018: Upgraded hallway light fixtures, painted and added sconces
- Owner's Suite- 2017 & 2018- added granite countertops, new custom mirrors, upgraded light fixtures, painted entire bathroom, added custom cabinet between sinks, upgraded faucets, added tile backsplash, upgraded toilet, added towel racks/hooks, upgraded floor registers, 2024- upgraded shower head
- Owner's closet- 2019- added custom built in dresser
- Bathroom #2 downstairs- 2017/2018- added custom mirror, painted bathroom, added tile backsplash, upgraded light fixture, upgraded floor register
- Bathroom #3 upstairs- 2017/2018- added custom mirror, painted bathroom, added tile backsplash, upgraded light fixture and floor registers
- Laundry room- added shelf and hanging rod
- Hardwood floors downstairs- 2018 upgraded shoe molding to match wood floor finish, upgraded all registers
- 2020- Whole house generator (cost \$17,000 to install)
- Exterior updates:
 - 2018 Privacy fence started
 - 2021 upgraded light fixtures over garage & on front porch + 2022 added additional new light on front porch
 - Landscaping updates to include rocks around well pump and in flower beds
- Security-

- Added Ring Doorbell
- Replaced all floodlights with Ring Camera floodlights
- Upgraded locks and deadbolts on exterior doors
- Upgraded front door to Schlage Wifi deadbolt, touch pad and handle

HOA Info:

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HOA is being managed by the homeowners, dues are \$300 per year

Questions?

- Call, text or email Jenne Kendziora
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