

IMPROVEMENTS 2023-2024

EXTERIOR

NEW ROOF (assessment)

Chimney cap and cover 1,874

SIDING PAINTED (assessment)

Replace damaged boards 255

NEW WINDOWS (Baker)

Two in Living Room by previous owner 15,000

NEW SKYLIGHTS (Baker)

10,000

DECK

Replaced upper and lower deck boards, added gate,
Cross bracing, concrete footings, (per structural engineer
recommendations) front steps

Previous owner replaced deck stairs 2021 22,005

Previous owner share (10,000) 11,005

INTERIOR

NEW WINDOW SHADES

2,000

PAINT

7,878

DINING ROOM

Marble counter top 693

Chandelier 678

KITCHEN

Raised ceiling, replaced all drywall (mold resistant),

Leveled subfloor

Cabinets with recycle bin, spice storage, lazy susan

Island drawers

Under Cabinet lighting, granite countertops

Backsplash, Light fixtures

SS Work Station Farmhouse Apron sink

Garbage disposal, faucet

LVP floor tiles 36,245

APPLIANCES

Refrigerator, stove, range hood, dishwasher, microwave

Washer and dryer 8,500

HALF BATH

Toilet, pedestal sink, faucet, mirror, light fixture
LVP floor tiles, accessories 5,858

LAUNDRY ROOM

Shade cover, LVP floor tiles, dryer vent (cleaned
May 2026) dryer motor replacement 2,326

PRIMARY BEDROOM

Ceiling fan, recessed lights, key lock balcony door,
Wooden closet doors 1,684

SECOND MASTER BATHROOM

Walk in shower, tiled floor and walls, shower head
Hand held sprayer, corner shelf, recessed soap niche
Hexagon Floor tile, dual vanity cabinet, under mount sinks, faucets,
Mirrors, faucets, overhead vanity lights, accessories, toilet
Ceiling fan in bedroom 27,104

GARDEN LEVEL BEDROOM

Carpeting on stairs, hall, bedroom, family room 5,297
Two ceiling fans

GARDEN LEVEL BATHROOM

Tiled tub walls, shower head, recessed soap niche,
Toilet, Biobidet, vanity, faucet, accessories, mirror 14,834

PLUMBING 1,240

HVAC 1,679

DUCT CLEANING 400

ELECTRICAL 2,127

MISC 305

VENTILATION 1,042

TOTAL \$169,024

**Wonderful neighbors, beautiful lake view with wildlife such as
Blue heron, mallards, Canada geese, white egret, bluebirds, etc FREE**