

## IMPROVEMENTS MADE TO 3002 SEARCHLIGHT LN

### FLOORING

|  |          |
|--|----------|
| 18" porcelain tile in kitchen, dining room, great room,<br>and baths; bedroom, sitting area, casita have<br>custom carpeting | \$17,000 |
| Absolute Black Granite fireplace surround  | \$ 2,750 |

### AUDIO SYSTEM

|   |          |
|---|----------|
| Surround sound in great room                        |          |
| Auxiliary speakers in kitchen, courtyard, MBR, pool |          |
| New components, wiring, cabinet (July/Aug 2018)     | \$11,353 |

### LIGHT FIXTURES AND FANS

\$ 4,875

### LIVING ROOM

|                                     |          |
|-------------------------------------|----------|
| Fireplace surround in black granite | \$ 3,145 |
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### KITCHEN Remodel (Nov 2016)

|                                       |          |
|---------------------------------------|----------|
| New cabinets, countertops, island     | \$63,000 |
| Appliances                            |          |
| Thermador 48" dual fuel range         | \$ 9,399 |
| New motherboards, burners (July 2020) | \$ 2,100 |
| Thermador hood and trim               | \$ 2,637 |
| Thermador microwave/convection oven   | \$ 968   |
| Thermador dishwasher                  | \$ 1,729 |
| Thermador 48" refrigerator            | \$ 8,139 |
| Miele built-in, plumbed coffee center | \$ 3,899 |
| Faucet                                | \$ 1,250 |
| Samsung washer and dryer              | \$ 1,529 |

### OUTDOOR KITCHEN

|                             |          |
|-----------------------------|----------|
| Island with tile top        | \$ 3,885 |
| Turbo 4 burner gas barbeque | \$ 1,299 |
| Gas burner, double          | \$ 319   |
| Big Green Egg smoker        | \$ 2,915 |

### POWDER ROOM

|                   |          |
|-------------------|----------|
| Vanity and faucet | \$ 1,528 |
|-------------------|----------|

**DINING ROOM**

|   |          |
|---|----------|
| Vino-View wine refrigerators (Nov 2019) | \$ 3,500 |
| Custom cabinetry (Dec/Jan 2019/2020)    | \$ 1,500 |

**MASTER BATHROOM**

|                             |          |
|-----------------------------|----------|
| Porcelain tile in shower    | \$ 3,004 |
| Porcelain tile tub surround | \$ 1,100 |
| Black granite countertops   | \$ 1,010 |
| Walk-in closets buildouts   | \$ 1,650 |
| Additional cabinets in WC   | \$ 500   |

**SWIMMING POOL AND SPA** \$81,804

|  |          |
|--|----------|
| Pebbletec pool with self-cleaning pop-ups  |          |
| Two 5' pool decent waterfalls  |          |
| Two fire cauldrons flanking pool<br>(All programmable via Jandy)                   |          |
| Sundance in ground 32 jet spa with installation                                    |          |
| Front courtyard water feature and fire pit   |          |
| Curbing  |          |
| Extended courtyard   |          |
| Drain, acid wash, regROUT, repair pool and courtyard<br>water feature (April 2020) | \$ 1,652 |
| Swimming pool mosaic mural imported from Murano                                    | \$15,320 |
| Artificial Turf  | \$ 7,500 |

**CASITA**

|                                    |          |
|------------------------------------|----------|
| Porcelain tile shower              | \$ 3,108 |
| Frameless shower doors             | \$ 2,294 |
| Closet buildout with "kitchenette" | \$ 1,800 |

**GARAGE**

|  |          |
|--|----------|
| Epoxy floor covering                     | \$ 1,599 |
| Cabinets                                 | \$ 6,000 |
| Water softener head assembly (July 2020) | \$ 1,900 |

**FRONT COURTYARD**

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|--|----------|
| Covering between main house and casita | \$ 3,200 |
| Commercial grade misting system (2018) | \$ 3,000 |

**MISCELLANEOUS**

|  |          |
|--|----------|
| New driveway with pavers (2014)  | \$ 5,573 |
| Two Trane HVAC in main house with air<br>cleaners and humidifiers (2014) | \$28,000 |
| New condensing fan motors (July 2020)                                    | \$ 464   |
| Mini-split heating/cooling system in casita (May 2020)                   | \$ 3,900 |
| Exterior repainting (2015)   | \$ 3,215 |
| Faux finishing of exterior concrete (2015)                               | \$10,000 |
| New foam roof on main house (2017)                                       | \$12,500 |

**TOTAL IMPORVEMENTS****\$348,812**