Sagewood Upgrades List

39673 Sagewood Ridge

Owner-added improvements beyond the builder upgrades are organized below for listing reference. Appliances marked as staying with the home are included as noted.

Category	Upgrade	Details	Amount
Outdoor living and landscaping	Backyard landscape	Abarca; includes two Alumawood covers by Green Bee with permit, plus plants	$50,065
Outdoor living and landscaping	Front landscape	Abarca; includes front plants	$16,235
Outdoor living and landscaping	Patio covers	Lights and power; $28,000 plus $4,250	$32,250
Outdoor living and landscaping	Permanent holiday lighting		$4,102
Cabinetry	Three custom stained wood cabinets		$4,700
Cabinetry	Four custom wood cabinet pullouts	Kitchen	$500
Cabinetry	Seven stainless-steel pullouts		$525
Flooring and window treatments	Luxury vinyl plank flooring	Second floor and stairs; corrected amount	$14,307
Flooring and window treatments	Vinyl shutters		$6,673
Flooring and window treatments	Six motorized shades		$8,990
Interior fixtures and finishes	Five ceiling fans	Includes remotes, showerhead and towel rod	$2,667
Interior fixtures and finishes	Window film and trim	Primary bathroom	$250
Interior fixtures and finishes	Window film	Front windows	$550
Interior fixtures and finishes	Upgraded ceiling fixture	Entryway; installed	$600
Interior fixtures and finishes	Three pendant lights	Installed	$600
Garage and storage	Overhead storage rack	Garage	$100
Garage and storage	Built-in shelf with lights		$235
Appliances	Refrigerator	Stays with the home; source price plus $284	$2,783
Appliances	Washer and dryer	Stay with the home	$1,980
Garage and storage	Added closet shelving		$250
Garage and storage	Two large storage cabinets	Back area	$978
Security	Security locks		$35
Calculated total of itemized owner-added upgrades			**$149,375**

Reconciliation note The source shows a handwritten total of $142,368, while its legible itemized amounts total $142,418, a $50 difference. The total above is calculated from the itemized amounts after changing upstairs flooring from $7,634 to $14,307 and adding $284 to the refrigerator price of $2,499.

The source also notes that the property has many builder upgrades; no individual builder-upgrade details or prices were provided.