

518A N. Irena Improvements

Highlights

- Inside sprinklers throughout house/garage, inspected in last 3 years
- Finished roof has power and gas lines

Location	Improvement	Cost
Entire house	Replaced all lights with LED lighting	\$6,322
Exterior	Upgraded exterior with elastomeric paint 2016	\$20,634
Exterior	Repaired exterior with elastomeric paint 2021	\$11,059
Exterior	Installed 3 Ring cameras 2018	\$1,700
Exterior	Replaced wooden front door and utility doors 2016	\$2,870
Entire house	New more efficient furnace in 2021 with Nest thermostat and CO detector	\$11,548
1st Floor	Refinished wood floors 2016	
2nd Floor	Replaced carpeting with tile on entire 2nd floor including closets (2015)	\$5,400
Garage	Concrete floor upgraded with epoxy seal 2018	\$1,895
Garage	Electrical upgrade including additional and brighter LED lights as well as 110V and 220V outlets with new switchboard 2019	\$6,569
Garage	Exterior digital opener installed 2022	
Garage	50 Gal Hot Water Heater 2012	\$1,500
Kitchen	Miele Dishwasher 2019	\$2,139
Kitchen	Microwave	
Kitchen	Soft close cabinet door hinges	
Kitchen balcony	Gas line added for BBQ	
Living Room/Garage entrance/Porch	Upgrade light switches with Lutron to schedule and remotely control lights. Central hub allows additional switches to be easily added. Powell Electric	
Master bath	Shower door upgrade	
Master bath	Repaired marble counter	\$350
Plumbing	Upgraded sump pumps in driveway 2019	\$1,500
Plumbing	Installed Pelican soft-water and filtration system 2012 Replaced carbon media in 2019	\$5,555
Windows	Clear View Windows tinting on 3 windows/6 panes	\$450