544 DEERHAVEN STREET

EL CAJON, CA | PROPERTY IMPROVEMENTS & FEATURES

2026 UPDATES

- Eaves scraped and painted
- New pool heater and mastic seal
- New electric oven; gas stub behind oven
- New A/C fan motor
- Family room shutters installed (June)
- New toilet in primary bathroom

2025–2017 IMPROVEMENTS

- 2025: New washer, dryer and refrigerator
- 2024: Upstairs bathroom remodeled; three retaining walls redone
- 2020: Electrical panel upgraded with solar installation; 20 owned solar panels
- 2017: Kitchen remodeled

ADDITIONAL PROPERTY FEATURES

- 50-year roof with approximately 20 years remaining
- 20 owned solar panels reported to cover electrical bill
- RV parking and in-wall central vacuum system
- Wood-burning fireplace with capped gas stub
- Wood ceiling in family room
- Five windows replaced; 12 original windows remain
- Patio furniture can stay
- Regular pest control service

FRUIT TREES

· Mature Hass avocado, smaller avocado, peach, apricot, Valencia orange and Santa Rosa plum trees

Seller-provided information; buyer to independently verify all features, ages, improvements, solar performance, utility bills and condition. Personal property inclusion is subject to the purchase agreement.