

28778 Palisades Drive - Upgrade List

General:

- **Newer HVAC (2019)**
- **200 Amp Electrical (2018)**
- **Pex Piping Throughout (2019)**
- **New Insta-Hot Water Heater (2023)**
- **New Black Metal Roof (2024)**
- **Commercial Rated Gutters w/copper downspouts and fittings**
- **House Siding in Cedar and White Doug-Fir, rough sawn from 150 yr mill in Northern California and is Fire Rated Approved per Building Code on Plans**
- **Decking is Cedar and Circular Sawn**
- **Cable and Metal Frame Railing (2013)**
- **All Fixtures on Dimmers**

Kitchen:

- **Viking French Door Refrigerator, Microwave and Dishwasher**
- **Matte Black w/ stainless trim Cornfue Range w/Hood**
- **30" Apron Front Custom Concrete Sink**
- **4" Custom Concrete Counter**
- **Brizzo Faucet**
- **Custom Vintage Wood Cabinetry and under counter lighting**
- **Commercial "Whisper Quiet" sink erator**
- **Custom Vintage Wood Island w/concrete Counter Top**

Laundry:

- **Samsung "Smart-Flex" Washer/Dryer with smaller separate top units for small loads**

Bathroom:

- **All Fixtures are Brizzo**
- **Toto Toilets**

