

72827 Grapevine St., Palm Desert, CA 92260

List of Upgrades 05/12/2022'

Kitchen

**Stainless steel appliances
Samsung Oven and microwave
Refrigerator
Vent hood with Computer Screen and wifi connectible.
Insta hot in stainless steel sink area
Granite countertops
Upgraded lighting**

Eating Nook and Family room

**2 Way fireplace
Contemporary blackout shades on remote by Hunter Douglas in family room
Slider to backyard**

Formal Living area

**Bar with wine cooler and commercial ice maker.
Fireplace with stone hearth**

Master Bedroom

**Mica wall designed by owner with water fountain
Coffered ceiling
Blackout Contemporary window covers with remote
Upgraded carpet
Large Slider to the backyard and view of the mountains**

Master Bathroom

**Walk in shower
Deep soaking spa tub
Travertine stone and polished floors
Large two sided walk in closet**

Guest Bedroom 1

**Ensuite with shower
Hunter Douglas Fan
Coffered ceiling in bathroom
Walk in shower**

Guest Bedroom 2

Exit door to side yard.

Cont...

Murphy bed

Hunter Douglas Fan

Hallway bathroom

Custom stone walk in shower

Stone countertop

Exit door to backyard

Laundry

Electric and Gas Hookups

Laundry sink

Garage

Finished, Epoxy floors, code entrance pad

Mini split installed in 2016'

Backyard

South Facing backyard

Pool/spa - Pebblecrete pool bottom and tanning deck (reflects colors with light in evening), wifi control for pool/spa system.

Pool and spa heater (heats in 15 minutes)

Misters - Backyard eaves of home and Tiki Bar.

Tiki Bar - High Bar, built in BBQ, Fan and area for dining table.

Lighting throughout flower beds and landscaping

Water fountain feature with extended concrete pad

RV parking on Westside of yard with gated entrance (sustains up to 10,000 lbs)

East side Fence was recently rebuilt

East side 10' x 14' Storage unit with fan and electric hookup.

Bluetooth surround sound speakers in yard

Grapefruit, lemon and tangerine trees in the east side of the backyard.

American Standard 5 ton and 4 ton air conditioners serviced 2 times per year.

Replaced in 2016'

Central Vacuum

Terraza Stone floors throughout except bedrooms

Windows tinted throughout

Intercom system

Guardian Security Cameras

Patio furniture included.***The Seller very recently installed a new entertainment system (TV's and sound system). Offerd outside of escrow.