39163 Warm Springs Dr – Property Upgrade & Improvement List

- Resealed roof
- Releveled unit
- ½ inch drywall installed throughout the home
- Smooth drywall finish
- New subfloor throughout
- New HVAC system
- New 16” return air installed for improved airflow
- New dual-pane Milgard windows, including slider
- New blinds in bedrooms and living areas
- New front door
- New cabinetry throughout with soft-close doors and drawers, including pull-out trash bin
- Upgraded outlets and switches
- New vinyl flooring throughout
- New baseboards
- New interior doors
- R-13 insulation installed in all exterior walls
- New tub and/or shower installations in both bathrooms
- New ABS drain lines
- All new PEX water lines with copper terminations
- New bathroom exhaust fans
- New interior and exterior paint
- Quartz countertops
- Full-height kitchen backsplash
- All new stainless steel appliances (refrigerator excluded)
- New stack washer and dryer
- New water heater
- Brushed nickel fixtures throughout
- New breakers installed in both electrical panels
- New irrigation timer and sprinkler valves
- New exterior light fixtures
- LED can lighting installed throughout the home
- Ceiling fan pre-wire throughout including all bedrooms

Cristen Farnham
Coldwell Banker Realty
760.578.4955