

These are the notable improvements we made to 1617 Skyhawk in 2019/2020.

- Complete remodel including all insulation and drywall replaced from original. Insulation in walls and ceilings as well as internal walls for noise dampening.
- Modern and smooth looking level 5 finish for drywall so no typical wall texture (ie orange peel knock-down)
- House layout was reframed to allow for more common space and better open layout and flow
- Brand new standing seam metal roof that will last over 50 years -
- Brand new European design contemporary kitchen and appliances -
- All brand new flooring. Terrazzo look tile in lower floor and Gray Ash LVP from CaliBamboo throughout the rest of the house
- Brand new bathrooms and fittings
- New electrical wiring: entire house was rewired to current building code.
 - 200 AMP service panel remains
 - Dedicated circuits installed as required for specific appliances (oven, micro, disposal, etc)
- All lighting is low watt LED
- Rain showers in bathroom with high-end and conveniently located shower diverter valves
- Linen closets and storage space
- All brand new fiberglass Marvin casement windows with low-e coating and argon insulation. All windows are tempered for fire code and safety
- Large bifold patio door for indoor/outdoor living
- Bifold kitchen pass window for entertaining
- Brand new HVAC in attic for space saving. Natural Gas furnace and large variable speed 2 zone air handler with 5 ton AC compressor unit (up to 22 SEER)
- All new HVAC ducting throughout the house running in attic. - Solar ready electrical panel is set up for up to 13 kwh solar system - New stamped concrete pool deck
- Solid core doors throughout the house
- Upstairs den area can be converted to bedroom

- Laundry room partitioned from existing garage

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All remodel plans and elevations available.