IMPROVEMENTS & UPGRADES

2415 Boundary St

2024:
- *Upper Level (Main Floor) - Interior Walls, Doors, and Trim Painted (Sep)*
- *HVAC - A/C Serviced (Sep)*
- *HVAC - New Furnace (Jul)*

2023:
- *Lower Level - Waterproofing Service Repairs at Basement Closet (Oct)*
- *Plumbing - New Larger Sump Pump installed (Nov)*

2022:
- *Plumbing - Improved for Exterior Flow & Hydro-Jetted (Mar)*

2021:
- *Upper Level – Custom Built Cabinets installed (Jun)*

2020:
- *Lower Level – Closed off Staircase & Added Privacy Door for Dual Family Setup*
- *Lower Level - Finished Laundry/Dog Room for Usable Office Space*
- *Lower Level – New Tile Flooring*

2019 (PREVIOUS SELLER TOTAL REHAB COST $195,000):

2019 (EXTERIOR GENERAL):
- *New Paint*
- *New accent wood siding*
- *New Exterior lighting*
- *New front door and hardware*
- *New landscape*
- *New fence in backyard at lower level*
- *New firepit*
- *New waterproofing alongside stairs including concrete swale*
- *New patio lighting*
- *New sliding door*
- *New windows in lower level*

2019 (INTERIOR GENERAL):
- *Scrape popcorn ceiling and retexture ceiling*
- *Removed wall paneling and drywalled*
- *New lighting fixtures throughout*
- *New Engineered wood flooring throughout*
- *New interior doors*
- *New hardware on doors*
- *New baseboards throughout*
- *New closet doors*
- *New electrical outlets and light switches*
- *New paint*
- *New sump pump*
- *New bathroom downstairs*
- *New stucco on fireplace*
- *New water heater*
- *Added 2nd kitchen downstairs*
- *Drywalled utility room*
- *Added dog wash station in utility room*
- *Added 2nd washer in utility room*

2019 (KITCHEN- REMODELED):
- *New cabinets*
- *New quartz countertops in kitchen*
- *New stainless-steel appliances*
- *New light fixtures*
- *New tile backsplash*
- *New sink*
- *New garbage disposal*
- *New faucet*

2019 (BATHROOMS- REMODELED):
- *New vanity cabinets*
- *New quartz countertops*
- *New sinks*
- *New custom tile shower surround with cut out niche*
- *New rain shower and standard showerheads*
- *New faucets*
- *New LED vanity mirrors*
- *New tile flooring*
- *New toilets*
- *New tub*
- *New bath accessories*
- *New lighting*