

933 Walnut Ave, Long Beach, CA 90813

Home Improvements Sheet

Kitchen Remodel

- Reconfigured layout with a spacious peninsula
- Custom cabinetry and added shelving
- New countertops (repaired and replaced)
- New stove/oven and vent hood
- New dishwasher
- New sink and updated fixtures

Bathrooms – Guest (Fully Renovated)

- Taken down to the studs
- Subfloor and framing repaired
- New plumbing
- New tile throughout
- New drywall and insulation
- New vanity, sink, mirror, and toilet
- Restored original 1917 clawfoot tub

Bathrooms – Primary

- Tile and grout repaired
- New fixtures and lighting

Bedrooms & Interior Living

- Primary: new hardwood flooring, custom-built closet
- Second: new windows, custom closet, reading nook
- Hallway opened with new ceiling and trim

Structural & Major Systems

- Repaired all beamwork
- Replaced ceiling in main living areas
- Front porch repoured
- Original brick stairs repaired

Garage Conversion / Flex Space

- Finished living space with loft and storage
- Used as office/studio
- New drywall and laminate flooring
- Not permitted as ADU

Exterior Improvements

- Craftsman-style front door with fluted glass
- Repaired and painted siding
- Stucco repairs

Landscaping & Outdoor Living

- Landscape architect designed front and backyard
- Drought-tolerant native landscaping
- Custom water feature
- Craftsman-style fencing and gates
- Bamboo privacy screening
- Concrete pavers and irrigation system
- Vegetable garden and outdoor prep area

Systems, Lighting & Finishes

- Tankless water heater
- Recessed and custom lighting
- Interior fully painted
- All doors and trim replaced

Electrical

- Repaired and replaced knob-and-tube electrical throughout most of the home