

10662 Santa Ana Remodel Notes

12/15/2022 Finalized

- 3/4" tongue & groove solid red-oak hardwood floors
- Italian, American & Mexican tiles
- Fir exterior French doors
- Fir interior trim
- Heated floors, primary bathroom, hall & closet
- Living room gas fireplace with blower fan & duct to primary bedroom
- Energy - efficient interior and exterior lighting
- Solar landscape lighting
- Multiple redwood decks
- Upstairs exterior balcony
- Cement salt-finish patios
- Newer kitchen appliances, dishwasher,
- Bosch stainless steel refrigerator and natural gas cooktop
- Frigidaire Professional stainless steel convection ovens/ microwave
- Architectural interior niches
- Ceiling fans throughout
- Custom painted interior doors, cabinets and trim
- Custom metal front door design with interior-opening screen panels
- Spanish-style bathroom sinks
- Kitchen cabinet pull-outs
- Custom family room TV built in
- Abundant storage
- She- shed/ Man Cave adjacent to house
- Outside shower/ dog wash
- Primary closet wood shelving
- Kitchen pantry with vertical LED strip lighting
- Built-in speakers, living and dining areas
- Built-in cabinets -- entry; living & family rooms; laundry room, primary bedroom
- Skylights -- kitchen & bathrooms
- Spanish-style front courtyard
- Contact City for possible lot split and ADU
- New HVAC systems
- New water heater
- In-cabinet wine fridge
- Stainless steel kitchen sinks
- 3 miles from downtown Atascadero
- Sconce lighting, entry
- Extensive views from decks, balcony and most rooms
- Fir ceiling beams: entry, family room, living room, dining area, primary bedroom
- Spanish- style accent tiles throughout
- Many home furnishings negotiable
- New paint inside & out

10662 Santa Ana Remodel Page 2

- Peaceful setting
- Brazilian granite kitchen counters
- Slow & soft close cabinet glides/ hinges throughout
- Whole house fan
- Kitchen breakfast-bar peninsula
- New Tile Roof
- New garage door with side wall mount opener
- Light and bright living spaces