

25072 Southport St.

Property Updates & Improvements

2017

- Kitchen remodel (cabinet reconfiguration for new refrigerator location; new storage cabinets)
- New windows throughout
- New garage door and front door
- Termite inspection and treatment (April 5, 2017)

2021

- Roof replacement (May 2021) — 13-year warranty + Owens Corning Lifetime Limited Warranty
- Solar PV system installed — permission to operate granted 2021

2022

- Tankless water heater installed (August 2022)

Early 2024 — Single Remodel Project

- Primary and Guest Bathroom remodel (new vanities, tile, fixtures)
- Half bath added
- Office space enclosed with added barn door
- New dual-pane Low-E sliding glass doors (Milgard)
- Interior doors replaced (pocket, barn, pre-hung); fire-rated garage door
- Added insulation (exterior walls)
- Front Fireplace update (surround, tile, hearth, mantel)
- Full drywall repair and retexture throughout

2025

Exterior / Grounds

- Backyard fully relandscaped
- Rain gutters installed

Systems

- Solar PV — installed, PTO 2021; conventional (non-PACE) solar loan with outstanding balance
- Level 2 EV charger installed in garage

Energy-Efficiency Improvements

- Solar PV system
- Tankless water heater
- New windows throughout (2017)
- New dual-pane Low-E sliding glass doors
- Added wall insulation
- Level 2 EV charger (garage)

Supporting documents available on request: roofing warranty, termite inspection & treatment, repipe contract, restoration contract, interior remodel contracts/scopes of work.