

HOME UPGRADES & OWNER-ADDED FEATURES

Presented in approximate order of project scope, cost, and buyer-visible value

#	Upgrade	Description
1	Upgraded Kitchen Countertops	New premium countertops installed on the kitchen island and cooktop area.
2	Wood Flooring Throughout the First Floor	Upgraded wood flooring throughout the entire first level.
3	Custom Shutters	Shutters throughout the entire first floor and the upstairs loft.
4	Designer Two-Tone Cabinetry	Black-and-white "Oreo" color scheme throughout the kitchen cabinetry, bathroom vanities, and other built-in cabinets.
5	Soft-Close Cabinetry Throughout	Soft-close doors and drawers throughout the home's cabinetry.
6	Upgraded Kitchen Appliance Package	Upgraded range hood and cooktop, plus built-in double ovens.
7	Upgraded Kitchen Island Sink	Upgraded sink at the kitchen island.
8	Additional Ceiling Lights Throughout the Home	Additional ceiling lights were added throughout multiple areas of the home to improve overall lighting.
9	Upgraded Laundry Room	Upgraded laundry countertop and utility sink.
10	White Stair Railing	Upgraded white stair railing for a clean, modern look.
11	Whole-House Water Softener	Owner-installed whole-house water softening system.
12	Drinking Water Filtration System	Owner-installed water filtration system for improved drinking water quality.
13	Tesla Wall Connector / EV Charger	Owner-installed Tesla home charging system.
14	Upgraded Window Treatments	Upgraded curtains/window treatments in the living room and bedrooms.
15	Google Nest Security Cameras	Premium Google smart security cameras installed at both the front and rear of the home.
16	Backyard Irrigation & Hanging Seating	Irrigation system added to the backyard planting beds, along with suspended/hanging seating.
17	Google Nest Thermostat	First-floor HVAC control upgraded with a Google Nest smart thermostat.

Note: This list is intended as a marketing summary of upgrades and owner-added features. Buyers should independently verify specific brands, specifications, permits, and included items where applicable.