# 30108 ARROYO SPRINGS

## PROPERTY UPGRADES & IMPROVEMENTS

| CATEGORY | UPGRADE / IMPROVEMENT | INVESTMENT |
|---|---|---|
| **Flooring & Bathrooms** | Luxury vinyl plank flooring throughout the downstairs and tile flooring in the bathrooms | **$15,000** |
| **Window Treatments** | Custom split shutters | **$3,200** |
| **Window Treatments** | Motorized honeycomb shades with remote controls | **$3,800** |
| **Solar** | Paid-in-full solar system | **$27,000** |
| **Exterior & Landscaping** | Backyard improvements including plants, concrete, river rock, artificial turf, plus the front walkway | **$24,000** |
| **Lighting & Fans** | Designer ceiling fans and upgraded lighting | **$1,900** |
| **Interior Features** | Custom painted wall features | **$2,000** |

**Approximate documented investment: $76,900**