



# Property Features & Recent Upgrades

17511 Tall Maple Court

## Major System Updates

- **24kW Generac Whole-Home Generator (2022)** – Less than 110 hours of use, providing reliable backup power during outages.
- **Carrier 5-Ton HVAC System (2024)** – High-efficiency heating and cooling for year-round comfort.
- **A.O. Smith 40-Gallon Water Heater (2023)** – Reliable hot water for everyday living.

## Kitchen & Interior Improvements

- **KitchenAid Stainless Steel Dishwasher (2024)** – Energy-efficient with a modern stainless finish.
- **Updated Kitchen Tile Flooring (2025)** – Durable, low-maintenance flooring with a fresh, updated look.
- **Engineered White Oak Hardwood Flooring (2025)** – Installed in the family room, den, and dining room, adding warmth, elegance, and durability.
- **Bathrooms Refreshed (2026)** – Fresh paint and cosmetic updates for a clean, modern appearance.

## Home Convenience Features

- **Moen 1.25 HP Garbage Disposal (2024)** – Powerful, durable, and designed for efficient food waste disposal.
- **Chamberlain Garage Door Opener (2024)** – Equipped with a 1.25 HP motor and battery backup for operation during power outages.

## Exterior & Landscape

- **Exterior Paint Refresh (2024)** – Touch-ups completed to maintain curb appeal and protect exterior surfaces.
- **Rain Bird Sprinkler System** – Six irrigation zones help maintain the landscape while promoting water efficiency.

## Additional Highlights

- Numerous major improvements completed between **2022–2026**.
- Recently updated mechanical systems provide added value and efficiency.
- Whole-home generator and battery-backup garage system enhance convenience during power outages.
- Thoughtfully maintained and move-in ready.