

Property Information Sheet

General

Bedrooms	3	Hickory floors
Bathrooms	3.5	Tiled floors
Year Built	2016	
Fnshtd above grade sqft	2220	level 1 at grade + main (level 2) + level 3
UnFnshtd partly below grade sqft	410	
Total Finished sqft	2630	
Parking sq ft	361	Garage 19'x19', 2 car, door opener, heated + exterior paved parking for 2 cars
Lot size	.28 ac	
HOA fee	\$ 2199/yr	Includes water, sewer, road snow plowing, amenity maintenance
Township taxes	\$ 4301/yr	
Inspection		Professional Inspection Report available to qualified buyers

Level 1, Partially below grade

Family room	13'x21'	Vinyl plank flooring, three large closets, each with 5 panel French doors, FA HVAC
Bathrm #1	8'x9'	Tiled, baseboard heat, granite vanity, tiled and glass shower
Storage room	9'6"x5'3"	Finished, HVAC ventilated, adjustable shelving
Office	8'3"x12'3"	Partially below grade, egress window, baseboard heat
Workshop	12'6"x17'3"	No HVAC, baseboard heat, 8' garage door to grade, golf cart fits
Mechanical room	5'3"x12'x3"	Water manifold, furnace, water heaters, built-in shelving

Main, Level 2

Living rm	15'x22'	Hickory floor, French doors to front deck
Dining	10'x14'	Hickory floor
Kitchen	10'x17'	Hickory floor
Counter tops		Quartz, under cabinet lighting
Island	44"x 90"	Granite with storage cabinets and drawers on three sides
Cabinets		Redwing Custom Cabinets throughout the kitchen, laundry, and bathrooms
Laundry & door to front deck	10'x8'	Tiled floor, storage cabinets, stacked washer & electric dryer, skylight, coat closet
Utility closet	3'4"x2'10"	Five panel door, shelving
Bathrm # .5	5'x6'	Tiled floor, chrome stand/sink
Screened Porch	10'x10'	Outdoor carpeted
Linen closet	2'5"x2'10"	Five panel door, shelving
MastrBR	12'x15'	Hickory floor, his and her closet systems, each with five panel French doors
Bathrm # 2	10'x12'	Ensuite w/dbl sink granite vanity, heated tile floor, soaking tub, tiled & glass shower

Appliances Included

Stainless Frigidaire Gallery built-in twin refrigerator and freezer
Viking 5-burner gas range top & pot filler
Stainless range hood lights and fan
Stainless GE wall oven & microwave, both with convection capability
Stainless Bosch dishwasher
Maytag Maxima stacked washer & dryer
1st Alarm Security, w/access, CO, Fire, temp, motion
6 zone central sound system, each independently controls volume and source for that zone
Cable internet, fiber optic coming

Level 3

Loft	10'2"x12'	Hickory floor & custom hickory railing continuing down the carpeted stairs
Guest BRm #1	12'5"x14'10"	Hickory floor, his and her closet systems, each with five panel French doors
Guest BRm #2	9'x12'	Hickory floor, closet systems, with five panel French doors
Bath # 3	5'x9'	Tiled, granite vanity, shower/tub fiberglass insert

Mechanicals

Furnace/AC	LP	Nordyne furnace & exterior AC compressor
Aux level 1 heat	Baseboard	Office, bathroom, shop
Ceiling fans	6	LivingRm, MasterBRm, GuestBRm1, GuestBRm2, Loft, Screened porch
Fireplace	LP	Superior DRL3054TEP lateral fireplace
Hot water	LP	Tandem Navien NPE-240A in-line water heaters
Main c/brkr panel	200 A/220 V	C/Brkrs
Shop sub c/brkr panel	100 A/220 V	C/Brkrs
Garden House sub c/brkr panel	30 A /220 V	C/Brkrs

Interior Features

Tiled kitchen backsplash
 Coffee/Drinks station with sink &
 upper cabinet with glass doors &
 shelves with lighting
 Vaulted kitchen ceiling
 Blinds on windows and internal to the front deck doors
 Three skylights
 Transom windows in all bedrooms, family room, & loft

Exterior Features

Front Deck	8'x40'	Stained, treated, 2x6, vinyl railings/posts, aluminum brown balusters
Back Deck	10'x12'	Stained, treated, 2x6, vinyl railings/posts, aluminum brown balusters
Fire pit patio	20'x20'	
Garden House	7'x11'	Vinyl sided, insulated & sheet rocked, tiled floor, baseboard heat, window AC, sink with hot/cold water, French doors, Formica counter and storage cabinets
Water features		Small garden fountain & waterfall to a 8'x8' pond
Landscaping		Low maintenance plantings, mulch, and rock walls

Open to negotiating the value and whether specific items are included in the agreed upon sale price