

10900 ROCK ISLAND

List of Improvements

- Lot Premium: \$12,000
- HVAC (Oct 2025) - Amana 15.2 SEER 3-ton Heating & AC Unit: \$10,165
- Upgraded Flooring: \$13,000
 - Shaw Hickory Oak Wood in Common Areas
 - Shaw Tuftex 50oz Carpet w/ Upgraded 8lb Padding in Bedrooms (Oct 2025)
 - Primary Bath + Laundry Room Tile
- Stonework (Outdoor Kitchen + Patio): \$7,450
- Outdoor Kitchen: \$5,800
 - TEC Infrared 26" Patio Grill (fully refurbished Apr 2026)
 - Big Green Egg
- Wood Plantation Shutters: \$5,000
- Exterior Paint (Sep 2025): \$4,800
- Garage Flooring - Raised Radial Vinyl Tile Flooring: \$3,000
- Whirlpool Dishwasher (Jan 2026): \$1,034
- Updated Kitchen + Bathroom Faucets (2025): \$1,000
- Updated Vanity in Downstairs ½ Bath: \$700
- Updated Bathroom Light Fixtures (2025): \$500

TOTAL INVESTMENT: \$64,449