

JULIE MILLER

FINE REAL ESTATE

1228 Dyck Road Owner's Upgrades

Interior Main:

- Painted entire interior
- New kitchen island, counters, tiles, backsplash, faucet, wolf range, dishwasher, fridge
- Replaced ice maker
- Replaced garbage compactor
- Replaced hot water tank
- Added nest thermostats to main and upper floors
- All new carpet
- Installed IKEA attached cabinets in office
- Added a built in desk in office
- Re-built the wall between gym and storage area
- Replaced the glass in doors to pantry and laundry
- Added venting to television cabinet
- New washer/dryer
- Replaced approximately 90% of light fixtures
- New front door with glass panels
- Powder room - new wallpaper and lighting
- Two upstairs bedrooms - wall papered
- Bar – new backsplash and countertops

Exterior:

- Painted exterior of home 2021
- Painted fence
- Front deck completely rebuilt with new doors
- Back deck – added additional metal support structure for glass awning
- Installed metal grates over window wells
- Added a planter box behind hot tub
- New tiles laid on back deck stairs
- Improved yard drainage
- Added new led yard lights & exterior panel
- New exterior AC unit
- New front tiled deck/glass railing
- New sod laid in back yard

Suite:

- Installed fresh carpeting
- Painted kitchen and bathroom cabinets
- Replaced light fixtures
- New fan that works off app and has option for different lighting colour
- New faucet, toilet, mirror, and fixtures
- Painted entire suite and added decal wallpaper

This upgrade list is provided by the owners, buyers to verify if important.