

8695 Triple Crown Upgrade List

- 1) 9 ft basement walls
- 2) Stucco and stone front
- 3) Upgraded kitchen appliances: Jenn-Air: Refrigerator, dishwasher, 6-burner gas cooktop, dual oven/microwave combo
- 4) Gas lines to upper deck, lower deck and garage (SW corner)
- 5) 2GFIs on upper and lower decks
Double floodlights on upper deck mounted on peak of covering roof, controlled from Kitchen, master bedroom and basement 2 quad GFIs mounted in South wall of garage, six feet apart, centered between door (on left) and West wall (on right)
- 6) Coffered ceiling in master bedroom
- 7) Power in Master bedroom ceiling, centered where bed will go
- 8) Oversized Jacuzzi tub in master bath
Jetted tub in master bedroom
- 9) Fireplace in SE corner of great room
- 10) TV hook up on East wall of great room
- 11) Large windows in great room and master bedroom
- 12) 220V line to lower deck
- 13) Finished basement (2 bedrooms, 10X12; J&J bath with shower stall, and 1 sinks; family room
- 14) H/C water lines and drain stubbed into basement family room
- 15) Irrigation controller and irrigation.
- 16) Front and rear lawns installed
- 17) 8 ft doors on main level- to master bedroom, to master bath, to second bedroom, to office, to second bath to closets to laundry
- 18) Hot and cold water spigot in garage
- 19) phone/TV jacks in all basement rooms
- 20) Granite in second and third baths

- 21) Prefinished hardwood in great room, entrance hall way and entrance to master bedroom
- 22) Angled door to study (double doors)
- 23) Enlarged front porch
- 24) Post on upper and lower decks finished off in stone or wood
- 25) Ceiling light on upper deck roof
- 26) 2 outside wall lights on upper deck
- 27) Insinkerator disposer in kitchen
- 28) Ceramic tile entry front door
- 29) 2 outside lights on lower deck
- 30) Garage man door in SE corner of garage
- 31) Deck of Trex
- 32) Deck extended to garage man door
- 33) Steps from deck to back yard to swing to West or East away from deck, depending on house's configuration
- 34) Steps to ground outside garage man door
- 35) exterior walls and ceiling of the garage insulated and dry-walled-not painted.

Self Installed

- 1) Garage work bench
- 2) Cabinets under work bench
- 3) Cabinets above work bench
- 4) 3' 6 ft. tall, double-door cabinets
- 5) Storage shelf

Exclusions

- 1) Compost bin
- 2) Book shelves in Office
- 3) Artwork on walls and furniture
- 4) Tool hanging racks in garage
- 5) Free-standing shelves in garage

Features

- 1) Iron deck and deck stair railings
- 2) Rounded, stone deck pillars
- 3) Extra deep garage
- 4) 8 foot doors on main level
- 5) Jenn-Air appliances
- 6) Trex deck, partially covered
- 7) Mountain views
- 8) Lot backs to bike path and open space
- 9) Milavec Reservoir 2 blocks away (good fishing!)
- 10) Golf course 2 blocks away
- 11) Concrete landscape edging
- 12) Deck extension to garage man-door provides deck access from garage
- 13) 9 foot ceilings in lower level
- 14) Garage has hot and cold water spigot and is plumbed for sink; garage is insulated/dry walled and has a gas line installed; garage also has TV cable installed
- 15) Gas lines to both upper and lower decks
- 16) 220V line on lower deck
- 17) Upper deck has ceiling electricity for a outdoor fan
- 18) Unfinished basement has 2 20 amp circuits installed for future theater room possibility
- 19) Lower level family room wired for 7:1 surround
- 20) Upper family room wired for 5:1 surround
- 21) Master bath contains oversized Jacuzzi tub

22) Garage has built in work shop bench and 9 cabinets, 3 of which are 6 feet tall

23) Patio deck is wired for outdoor speakers