

1043 S QUINCY ADDITIONAL INFORMATION

The purpose of this document is to provide helpful information about this property and its amenities. It is not intended to be an all-inclusive list of every feature of this home, nor is it deemed to be 100 % accurate. An offer to purchase would dictate what is included in the sale of this property.

MAIN FLOOR

Vestibule

Vintage tile flooring
Vintage inspired wallpaper
Overhead vintage lighting
Wood front door w/ transom, storm door, door knocker and mail slot

Foyer

Central to all other rooms on first floor
Hardwood flooring (two inch oak)
Neutral paint
Extensive crown molding
Vintage inspired central light
2 Sconces
Wood ½ turn staircase to Upper Level
Guest coat closet
Stairway to Lower Level (landing ½ way down has side door to driveway)

Office/Den

Hardwood flooring (two inch oak)
Neutral paint
Access to Half Bath
North and West window (woven shade)
Extensive crown molding/cream painted millwork
Overhead and sconce lighting

Half Bath (off of Office/Den)

Pedestal sink (corner)
Vintage tile flooring
2 built in medicine cabinets
Kohler toilet
Window (West) w/ blind

Family Room

Hardwood flooring (two inch oak)
Extensive cream painted crown moldings
Built-in bookshelves (painted) w/ drawers
Grasscloth back on bookshelves
Wood burning fireplace w/ brick hearth and surround/painted mantel
2 sets of windows overlooking both the side and front yard (South and West)
French doors to Foyer & 3 Season Room

Dining Room

Hardwood flooring (two inch oak)
Neutral paint
Extensive cream painted crown moldings
Wall of windows overlooking Backyard w/ custom roller shades
French Door to 3 Season Room & Foyer
Access to Kitchen through Butler's Pantry (swing door)
Glass /metal chandelier w/ medallion base
Wall sconces

Kitchen

Hardwood flooring
Neutral paint
Granite counters
Reed glass /painted & natural cabinetry
Double stainless sink w/ garbage disposal
Window over sink w/ custom roller shade/large windows to side
Breakfast bar area w/ pendant lighting
Designer tile backsplash
Dacor stainless gas range (4 burner)
Ge Profile stainless microwave/vent /light above (built in)
Fisher Paykel stainless dishwasher drawer
Whirlpool side by side stainless refrigerator/freezer w/ ice and water in door
Vintage inspired light fixture

Butlers Pantry

Hardwood flooring (two inch oak)
Neutral paint
Refurbished painted cabinetry (lots of storage!)
Glass sliding doors for decorative shelving
Granite counters w/ wet sink (stainless)
Window to back w/ custom roller shade
Vintage pendant light and sconce
Swing door to Formal Dining Room

Screened in Porch

Tile flooring
Access to the Backyard/Patio
Access to the Living Room and the Dining Room with French Doors
Ceiling fan w/ lights
Wood walls (same as home exterior)
Newer screens
Vintage bead board ceilings w/ recessed lighting

SECOND FLOOR

½ Turn hardwood staircase from Foyer
Large window on landing w/ wood slat blind
Hardwood flooring throughout main rooms and hallway
All Millwork painted neutral color
Large center hall with built-in storage

Master Bedroom

Hardwood flooring (two inch oak)
Neutral paint
Large windows with Western and Southern exposure
Windows have roller shade/linen draperies
Wall sconces
Large (10 x 7) walk-in closet w/ front facing window (wood slat blind)
Additional built-in closet and storage area/shoe storage area
French doors to Exercise room/Master Sitting Room/Flex

Exercise Room/Master Sitting Room/Flex

Hardwood flooring (two inch oak)
French doors to Master Bedroom
Vintage inspired ceiling light fixture
Large banks of windows overlooking both Backyard and Side Yard (East & South) w/ roller shades/draperies
Access to both Master Bedroom and additional Bedroom

Full Bath

Slate flooring
Neutral paint
Glass and tile walk-in shower
Kohler pedestal sink/Kohler toilet
Pendant light over sink/overhead light/fan
Built in mirrored medicine cabinet
Laundry chute
Window to East overlooking Backyard w/ white draperies

Bedroom #2

Hardwood Flooring (two inch oak)

Neutral paint

Windows overlooking backyard w/ custom roller shades and draperies

Wall sconces

Built in wall mirror

Large closet with built-in storage above

Access to Exercise Room/Master Sitting Room

Full Bath

Vintage tile flooring

White subway tile walls/backsplashes

Neutral paint on upper walls

Tub/shower

Pedestal sink

Pendant light over sink

Built in mirrored medicine cabinet

Large window overlooking front yard w/ painted wood slat blind

Broan Fan

Bedroom #3/currently office

Hardwood flooring (two inch oak)

Neutral paint

Wall sconce

Window facing North w/ woven shade

Closet

Access to 2nd floor balcony (approx 13x7)

Balcony has wood railing/overlooks backyard

Bedroom #4

Hardwood flooring (two inch oak)

Windows overlooking front and side yard w/ woven shades and custom draperies

Neutral paint /painted chair rail

Closet

THIRD FLOOR

½ Turn hardwood staircase from Second floor Hallway
Window on landing ½ way up staircase
Approx 700 square feet
Hardwood flooring
Neutral paint/Exposed brick on one wall
Walk-in closet
Open concept flex space for additional living space
Could be two bedroom spaces/teen suite
Windows overlooking back and side yards

Full Bath

Vinyl flooring (black and white large square pattern)
Clawfoot tub w/ shower head attached
Wall mount cantilevered sink
Sconce above sink
Window overlooking backyard w/ woven shade

LOWER LEVEL

Laundry Room

Egress windows
Overhead lighting
Neutral paint
Laminate folding counter
Sump pump in cabinetry under folding counter
Utility sink
LG white Washer and Dryer (included)-on risers
Large storage closet/area off Laundry Room

Family Room

Two large areas for Recreation/Game/
Neutral carpet and paint
Maple trim
Egress window

Full Bath

Shower
Tile floor
Vanity with maple cabinets/gray laminate top
Sconce above sink
Overhead light/fan
Egress window w/ woven shade

Mechanicals/ Storage Area

Large storage area (approx 25x14)

Large egress window

Door to additional Storage Area

Culligan water softener (rented)

Bradford White gas water heater **(2012)**

Maytag furnace and AC new **2014**

Trion Air purification system

Air Bear Supreme -HD right Angle High Efficiency Media Air Cleaner

Honeywell humidifier

Outdoor Features

Double lot

2 stall detached Garage

Blue stone Patio (approx 13x13) off of screened porch-2x2 stone pavers/flagstone stairs and accents

Second patio area (approx 17x17)near detached garage is 2x2 bluestone and flagstone

Fenced yard

Extensive landscaping-2018

Brick front walkway

Wood exterior w/ black shutters

Inground basketball hoop

Invisible pet fencing around entire yard

AT A GLANCE

2017 Taxes: \$7110.80

.435 Acres

3586 Square feet

5 bedrooms

4 ½ baths

Average Monthly gas and Electric bills per WPS:

GAS-\$90

Electric-\$79