

Sandra Ranck

EXCELLENCE IN DISTINCTIVE REAL ESTATE

AMENITIES

2413 Tullig Place

MAIN LEVEL

GREAT ROOM

Set of three (E) windows with large picture window in the middle overlooking views of fenced in backyard and pond

Raised ceiling

Gas fireplace with stone surround, wood mantel

Open staircase leading to lower level with sputnik light fixture

Ceiling fan

Carpet flooring

KITCHEN

Island with granite countertop, undermount sink, pull-down faucet, electric plugs, dishwasher, extended seating and two glass pendants above

Soft-close cabinets

Pantry-style 4-door cabinet

Refrigerator with french doors and freezer drawer

Flat top range and oven with microwave vent

LVT flooring

DINETTE

Decorative beaded chandelier

Glass (E) patio door leading to patio in fenced in backyard

LVT flooring

FOYER

Coat closet

Door leading to front porch

LVT flooring

PRIMARY SUITE

BEDROOM

Designer light pendants flanking bed

Two (E) windows with heavy black-out velvet drapery

Tray ceiling

Fitted walk-in closet with lighting

BATHROOM

Walk-in shower with penny tile floor, large niche, rain shower head, tile and glass surround

Quartz countertop with under mount sink, large vanity with soft-close drawers and decorative hardware

Floor to ceiling linen tower

Tile flooring

One (S) window

BEDROOM 2

Set of (W) windows with blinds

Double door reach-in closet

Carpet flooring

BEDROOM 2

Set of (E) windows with blinds

Decorative light fixture

Double door reach-in closet

Carpet flooring

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.

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BATHROOM 2

Vanity with drop-in sink
One (S) window with blinds
Linen cabinet
Tub and shower insert
Additional linen closet in hallway

LAUNDRY ROOM

Cabinets pullout drawers with five bins for laundry and trash
Lockers with hooks, bench and cabinets above
Fold down drying racks
Recessed lighting

Decorative tile flooring

BACK HALL / MUDROOM

Entry from garage
Fitted double door reach-in closet
Raised cabinet with countertop
Decorative tile flooring

LOWER LEVEL

Carpeted steps leading to Main Level with closed entry
Under stairs play nook
Unfinished storage and mechanicals area

FAMILY ROOM

Entry to storage and mechanicals area
Recessed lighting
Carpet flooring

EN SUITE

BEDROOM WITH SITTING AREA
Decorative barn door leading to Family Room
Egress (E) window
Reach-in closet
Carpet flooring

BATHROOM

Vanity with stone countertop with under mount sink
Walk-in shower insert
Tile flooring

KITCHENETTE / DINETTE

Cabinets with drop-in sink
Carpet flooring
Recessed lighting

GYM / FLEX SPACE

Recessed lighting
Carpet flooring

EXTERIOR

Fully fenced in backyard with play set
Large patio area
Partially drywalled 3-stall garage with opener, one step up to Back Hall entry
Concrete driveway with area to install basketball hoop (current not included)
Landscaping surrounding house

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MECHANICALS & ETC

Furance

A/C

Water heater

Sump pump with backup

Roof new 2022

Saltbox light fixtures

Custom patio and landscaping

Included: outdoor play set, dishwasher, range/oven, microwave, refrigerator and drapery throughout

Excluded: basketball hoop, refrigerator in garage and lower level, garage storage unit, chest freezer, TV and mounting brackets, washer and dryer

Garbage pickup on Monday morning

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