

# 2706 E. Beverly Rd., Shorewood

## *Features & Improvements\**

### RECENT IMPROVEMENTS & FEATURES

- Nest video doorbell installed (est. \$250)
- Formal Dining Room - new chandelier and pendants installed (est. \$2,800)
- Formal Living Room - new pendants installed (est. \$260)
- Garden area - Installed state-of-the-art irrigation system in front and back yards with automatic weather sensor (est. \$7,500)
- Garden service to ensure the lawn is aerated and maintained as well as planters and plant beds have plants.
- Master En Suite - double curtain rail with sheers and white blackout curtains, new chandelier installed (est. \$4,400)
- Master En Suite Patio - "IKEA Runnen" decking installed (est. \$500)

### RECENT REPAIRS & MAINTENANCE

- LL - Sump pump repair and relocation
- Resolved leak from 3rd level sink, replaced ceiling boards and refinished ceiling in 3rd BR
- Heating / HVAC annual maintenance contract with K Komfort for bi-annual service checks
- Maintenance contract with Ideal Property Management of Wisconsin
- Annual preventative pest maintenance contract in place

### NOTES

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\*Features & improvements provided by Seller and are not verified by Brokerage.