

## Bougainvilla Mother In Law Suite

- 12 4 x 6 x 12 4 foot in ground with rebar and 5 bags of concrete on each post.
- 8 2 x 6 Lateral Braces from 4 x 6 to 4 x 6 in walls- visibly seen in walls nailed and bolted at each end.
- Front 1/2 of house is 2 x 6 walls with 6 inches of spray insulation – bolted to slab with hurricane straps on each board.
- Back part of house 8” walls with 4” spray foam and 4” fiberglass insulation bolted to concrete with hurricane straps.
- Attic is plywood decked for a loft or storage.
- Has electric tankless water heater
- 2 – 14000 BTU-AC-HEAT thru the wall units
- Pex Plumbing
- 200 Amp Electrical Boxes with own meter 12-2 Romex wire- Has generator box and safety switch installed in outside box (quick plug in for generator (not provided) for ease of use.
- This property was built post Hurricane Rita in so sellers could “bunker down” during any storm or bad weather event thus it being very well built ~ all info above per seller.