

660 Louisiana Park

Updates and Improvements List

Overview

- Replaced Windows (\$10,000)
- Replaced Sunroom Door (\$950)
- Replaced carpet in the primary bedroom and sun room with premium carpet padding and spring carpets (\$2,000)
- Removed and replaced drywall and retextured the ceilings (\$7,500)
- Luxury vinyl plank flooring replaced and new baseboards throughout
- Updated lighting, outlets, and switches throughout
- New wireless thermostats
- All new bathroom vanities
- Resurfaced pool (\$3,500)
- Tree removal (\$4,500)
- Gas line installed with generator hookup

Living Room

- Ceiling drywall replaced and textured
- New shiplap, trim and crown moulding
- House of Hackney wallpaper accent wall



Kitchen

- New Café Appliances with upgraded Copper hardware include: Refrigerator, microwave, double oven, and dishwasher (\$14,000)
- Premium Quartz countertops (\$8,049)
- Updated stovetop
- Brick backsplash
- Installed new heavy duty garbage disposal and trash compactor
- New sink and faucet



Half Bath

- Custom vanity with brass sink and fixtures
- New sconces
- New tile
- Moth accent wallpaper
- New lavatory



Dining Room

- Custom wall mural (\$468)
- New chandelier



Primary Bedroom & Bonus Room

- Converted the former walk-in closet into a nursery
- New spring carpet & premium padding
- Pottery Barn ceiling fan
- Re-drywalled and textured ceilings



Primary Bathroom “Hers”

- New vanity with dual sinks and updated fixtures
- Vanity mirrors
- Updated lighting



Primary Bathroom “His”

- New marble vanity and fixtures
- Updated herringbone marble tile
- New Lavatory



Breakfast Bar

- Updated chandelier
- Fresh paint
- Ceiling drywall replaced and textured



Coffee Bar

- Brick accent wall (\$600)
- New lighting



Sun Room

- Originally a garage and later converted into a spacious sun room by the original owner, who was one of the developers for the neighborhood. They also added a carport with a storage closet

