

7608 Janak Drive – List of upgrades

- Full roof replacement installed in Sept 2024

Composition, Owens Corning Oakridge shingles, limited life warranty, 110/130 mph wind resistance, algae resistance 25 years. (One box in garage).

- Rebuilt fence on east side in Oct 2024.

- HVAC:

2.5 Ton condenser/3Ton gas furnace Comfort Maker 16 SEER (2nd floor) in Nov 2021, 10yr warranty.

2 ton condenser / 5kW electric heat Comfort Maker, 16+ SEER (3rd floor) in Nov 2021, 10yr warranty.

2.5 Ton condenser/3Ton gas furnace Trane 15+ SEER (first floor) in 2018.

- Outdoor covered Patio built in July 2020: Aluminum structure and reinforced concrete slab. (Spare parts in garage)

- Built-in Office/furniture in living room from Lowes in 2019

- Gas cooktop in 2019, Samsung 30in built in 5 burner gas cooktop with 22K BTU True dual power burner.

- Dishwasher in 2017, Bosh 800 series

- Installed leaf stopper on gutters (a few years back)

- Alarm system use cell phone with battery, still working if power outage

- Generator connection on the main electrical box for 50A cable, with manual interlock.

- Installation of ring doorbell wired in 2020 and ring camera for front road, It comes with a wireless bell system inside.

- 2 smart thermostats Ecobee on 1st floor and 2nd floor. Honeywell programming controller for 3rd floor.