

# 27630 Maverick Run Ln. – Upgrades & Features

**Roof (March 2026)** – Shingle Warranty to be filed in new owners name

## **Covered Patio Extension & Outdoor Kitchen: (2022)**

- **Covered Patio** Provides an inviting outdoor living space that features an outdoor fireplace, mounted flat screen TV in storm protective case, ceiling fan and outdoor speakers.
- **Outdoor Kitchen-** Includes Blaze gas grill, griddle, charcoal grill and power burner and beverage fridge.
- **Fireplace** – Wood burning with gas line available to light fire or use for future gas logs

## **Pool & Spa: (2021)**

- Custom In Ground Chlorine Swimming Pool & Spa built by Pulliam Pools – 7 ft Deep, 2 Waterfall features plus sunshelf with bubblers
- Omni Logic App Controlled
- LED lights with interchangeable colors and light show in pool/spa
- In Floor Cleaning system
- Custom (removable) Child Safety Fence

## **Additional Backyard Highlights:**

- 24kW Whole Home Generac Generator (2022)
- Patio and Backyard Gutters upgraded and replaced (2021/22)
- New Wood Fence (2023) \*excluding west side neighbors fence
- Iron Breezeway Fence & Gate (2021)
- Pool Bath

## **Interior:**

- Wood Floors (2021)
- Carpet (2021)
- Shutters
- Designer Light Fixtures
- Floor to Ceiling Stone Fireplace with Cedar Mantle
- Wood Ceiling Beams (Dining & Study)
- Custom Electric Blinds on all Breakfast, Living, Primary Bed & Hallway Windows (2021)
- Living Room Surround Sound

**Interior (cont'd) :**

- Replaced all 5 interior toilets in home with American Standard toilet (2025) as Preventative Maintenance
- GE Microwave (2026)
- 18 x 18 Flex Space Upstairs with Double Doors
- Schlage Keypad Entry at Porte Cochere Door (2024)

**Fully Equipped Media Room:**

- Built in Screen, Epson Projector, Receiver & Speakers

**Garage- Oversized 6 Car Garage with workshop**

- Expanded Attic Decking (2022)
- Both Garage Door Motors Replaced (2024/25)

**Mechanical:**

- Tankless Water Heater (2021)