

Princeton Drive Property FURNISHED OPTIONS OUTSIDE OF ESCROW

As listed add \$25,000.00

Turn Key option including dishes, cookware, select countertop appliances, sheets, towels, toothbrushes, basic toiletries, pillows, garden tools, some wall art, Video Doorbells (3) and security cameras, etc. for immediate move in available. The house will be like a fully functional Airbnb. Instantly move in- bring only your suitcase. **+ \$10,000.00**

Old Republic Elite Home Warranty from Roof to Roots (1,500.00 value- one year)

LIVING ROOM:

2 SOFAS

Metal Coffee table

Brass and glass console table

Two tier nesting glass coffee table

Fireplace Tool Set including Gas Logs

(no lighting in the living room is included- possible substitutions can be made)

GREAT ROOM/DEN/EAT IN KITCHEN

Two breakfast bar stools

65 Inch Visio Smart TV

Dinner Table for 4 (2 chairs only in office)

Two tiered glass nesting coffee table

Dual Reclining Sofa

No floor or table lighting

8 x 12 Floor rug (dark gray)

BEDROOM 1

1 King Bed, headboard footboard- automatic bed- corded control

32 inch Samsung smart TV and remote

Floor based reading lights

Nespresso Coffee Maker

Removable bath grip handles (2)

Rugs if desired

BEDROOM 2

Queen size bed and Frame

Bedside corded removable Sconces

Two natural Cane Night Stands

1 Chaise/Daybed

Electronic Locking Cabinets with two sets of security Keys-Internal Safe

Freestanding shelves in closet

Privacy and blackout curtains

PATIO- All Furnishings - all patio furniture expandable parsons table with three leaves- 12 café chairs, pizza oven, old BBQ, stainless steel top service cart fountain but not stone corbels, deck boxes and cushions. Irrigation system Two modern propane heaters, hanging basket, some selected potted plants café lights, Alexa controlled exterior plugs – magnetic pass through removable screen. Power Washer, Hose, 12 ft rectangle umbrella- two 5 foot black market umbrellas

BEDROOM 3/OFFICE

Desk- Desk lamp

Premium Ergonomic Desk Chair

Cane insert Side Cabinet

Trash Basket

Wall Shelving

Two side chairs (to be located in great room)

FRONT OF HOUSE

Entry Porch Planters (2)

Three Window Boxes (3,000.00 ea)

Irrigation System

Potted Olive trees in gray pots (8) are excluded from sale.

Front entry Matt

SECOND FLOOR FOYER

Laundry- Whirlpool Duet Front loading washer and dryer/stackable option

Black metal laundry center

Table Top Ironing Board

(note there is second laundry set up in garage behind refrigerator.

Upstairs landing chrome and glass table

GARAGE

Rafters

Three double free-standing storage cabinets

Second refrigerator/icemaker

220 EV Charger hookup at door

The home comes a massive book of all materials, paint codes, window shades, etc. HOA paints and interior paints all left with house.

Triple set of keys and four garage three-way openers

Extra Marble shelf in garage (1,500.00) for replacement if needed.

Extra Porcelain Cabinet to for dual closets if needed.

**SEPARATE ITEM FOR SALE - GRAND PAINO -1924 Concert Steinway model AIII For sale
\$80,000.00**

