

2120 ELLIOTT DR, AMERICAN CANYON

HOME IMPROVEMENTS

Completed Over the Years

Thoughtful seller updates that enhance comfort, function, storage, security, energy efficiency, and outdoor enjoyment.

INTERIOR UPDATES

Windows Updated — March 2014

Updated patio door and windows throughout the home, excluding the primary bathroom.

Expanded Kitchen Area & Gas Stove Conversion — June 2017

Expanded kitchen square footage and converted stove from electric to gas.

Hall Bathroom Updates — August 2016

Updated hall bathroom.

Primary Bathroom & Closet Updates — September 2022

Updated primary bathroom and closet area.

Popcorn Ceiling Removal — September 2022

Removed popcorn ceilings throughout the home.

Bedroom Fans & Recessed Lighting — September 2022

Added bedroom ceiling fans and recessed lighting.

Laminate Flooring & Baseboards — February 2019

Installed laminate flooring and updated baseboards.

Front Entrance Tile — June 2024

Added tile at front entry.

STORAGE & ORGANIZATION

Garage Storage — June 2024

Added ceiling and wall storage in the garage.

Bedroom Closet Updates — August 2016

Updated closets in two bedrooms.

Hallway Storage Closets — August 2016

Added two storage closets in hallway.

EXTERIOR & OUTDOOR IMPROVEMENTS

Roof & Gutter Improvements — June 2013

Completed roof and gutter improvements.

Partial Cement Work — August 2015

Added cement in front yard, walkway, backyard patio, and outside dining area window.

Balanced Cement Patio Cover — April 2023

Improved patio cover area.

Fruit Trees & Drip System — April 2022

Added fruit trees, excluding orange tree, and drip irrigation system.

Back Gate & Shared Fence — June 2023

Improved back gate near garage and shared fence between homes.

Exterior Lighting — September 2022

Added motion and daylight-activated exterior lighting at front porch, back porch, and side of home.

SYSTEMS, SAFETY & EFFICIENCY

Solar Panels — 2012

Installed solar panels.

Updated Electrical — June 2017

Completed electrical updates.

Water Heater — November 2022

Replaced water heater.

Garage Door — June 2024

Replaced garage door.

Improvement dates and details are based on seller-provided information. Buyers are encouraged to verify during their due diligence period.