

Seller's Disclosure Attachment

The following are **included**:

Refrigerators (two: house & office)

Gas Range

Dishwasher

Garbage Disposal

Trash & Recycle bins in cabinet

Wall mounted TV in Kitchen with remote control

Water softener system

Installed 2018, requires two 40 lb. bags of salt every 2 months.

Clothes Washer (with overflow sensor)

Clothes Dryer (gas)

Toto Washlet Bidet seat with remote control (two: Hall Bathroom & Master Bathroom)

Teak stool in Master Bathroom shower

Sail Shade @ Deck

String Lights with remote control @ Deck

Wall mounted TV @ deck (with remote control)

Security Cameras - Blink - 3 Outdoor mounted, 1 Indoor mounted & 1 Sync Module.

These require a Blink account with Amazon. Fees depend on the account settings.

Video Doorbell @ Office (Blink)

Alarm System (Moose) - 4 door sensors, 2 under-floor sensors

Office phone system (Main control panel, 5 phones)

WiFi Mesh system - Netgear Orbi, main plus 2 remote modules

Currently connected to Verizon FiOS by ethernet.

All shelving attached to walls in house & office

Glass shelving in Conference Room window

Storage cabinets & wardrobe units in Master Bedroom closet, 2nd Bedroom and Hall Closet

Sign lighting & outdoor security flood light (on timer in basement)

Front porch lighting timer

Sprinkler system (*Exterior backflow pipe broken; system has not been used in 10 years.*

Precise locations of heads not known.)

The following are **offered to purchase**:

Home Theater Projection System in Living Room: 110" Screen Innovations Solo Pro2, rechargeable battery powered with remote control and Epson Home Cinema 5050UB 4K Pro projector with remote control - *\$8600 total new, negotiable*

Kiln with exhaust system (Skutt KMT-1027-3, installed 2018), including all metal shelving *\$4850 new, negotiable*

The following items are **excluded**:

Fireplace fittings in LR (cast iron fireback & glass screen)

Microwave Ovens (house & office)

Airfryer Oven