



100 Saskatoon Drive

Upgrades List

Exterior:

1. Newly painted facade and front patio sitting area - \$2,000
2. Security Cameras: Ring Doorbell and Ring Flood Lights/camera over garage - wired by an electrician
3. Hot Tub - complete by electrician - \$10,000
4. Outdoor lights on either side of back sliding glass door
5. Water Back Up/Pipework & Transition Drain at base of driveway - \$12,000 - to prevent lower level flooding

Upstairs:

Upstairs Renovation - \$10,000

1. Extended front foyer with modern tile
2. Widened front bedroom doorway to 5 feet; installed custom built barn doors
3. Extended front hallway closet
4. Bathroom Plumbing - drains and shower pipes upgraded and replaced
5. Murphy Bed in front bedroom - \$3,000 for materials and installation

Downstairs:

Full Basement Renovation - \$90,000

1. Updated LED lighting + dimmers throughout basement
2. Converted Window unit to 10ft sliding glass, black frame door
3. Open Concept Spa (rain head shower, hand nozzle, 3 spout spa); 7 foot custom vanity; lighted and de-fogging vanity mirror
4. Custom Wood Trim feature all in family room and bedroom
5. Wired Bed-side Wall lighting in master bedroom
6. Modern faux concrete Fireplace including electric insert + 60" tv niche with in-wall wiring
7. Custom Dry Bar with double beer/wine fridge
8. Hidden Cat/Small Dog Door for litter box/food under staircase

Asbestos Remediation - \$3,000

Treadmill in laundry room - \$2,000