

## Grande Wellington For Sale

Address/ 2044 62nd Avenue S		
Style / Patio Home		
Legal / Lot 3, Block 4, Legacy I 6th Addition		
Sq. Footage / 1884		Approx. Finished Sq. Footage
Lot Size / 7,925 sq ft		Main Level
Driveway / Left		1884
Possession / 6 weeks from contract		
Base Price of Home	\$	415,836
Custom Options:		
Gas Forced Air Furnace and Air Source Heat Pump (Energy Star)		Standard
All season Sunroom (includes ceiling fan, patio door)		Standard
Built as Detached Townhome		Standard
Cabinet Crown Moulding & Hardware		Standard
Garage Door Opener with 2 controls		Standard
Comfort Height Toilets		Standard
2' Added to width of home from front door to patio door		4737
Additional Window in Entry way		898
Floor Drain in garage		1004
Glass Light Panels in Overhead Garage Doors (Triple Door)		1858
Vaulted Ceiling in living area		2240
Woodgrain Laminate Flooring-Kitchen, DR, Foyer, Hall		4240
Woodgrain Laminate Flooring-Living Room		2277
Craftsman Style Oak Base & Trim		6298
Molded Solid Interior Doors (Painted)(Solid Core)		5489
Lever style door knobs		396
Quartz Kitchen Countertop Selection with undermount sink		6510
Kitchen Tile Backsplash Level (I)		1595
Kitchen Over and under cabinet LED lighting		988
Granite Composite Bathroom Vanity Counter & Sink		864
Ceiling Fan/Light added to master bedroom		668
Deadbolt Lock on Front door		Standard
Pocket Door to Laundry Area (Stained Oak)		806
Maple Cabinets above W/D area in laundry room		1976
Tankless Gas Water Heater		2585
Stacked Stone wainscot on garage front		Included
Fully Sodded Yard		Included
<b>Price of home &amp; options without lot</b>	<b>\$</b>	<b>461,265</b>
<b>Lot price</b>	<b>\$</b>	<b>49,900</b>
<b>Total purchase price</b>	<b>\$</b>	<b>511,165</b>

Monthly Association Fee: \$125 (snow removal, lawn care)