

HOME 191 W. CHURCH STREET, NANTICOKE – GARRY & WENDY GRICE

IMPROVEMENTS MADE BY US SINCE 2006

New electric upgraded to 200 amp service:

- Many new receptacles
- New lines run
- Replaced dated light fixtures
- Lightning and surge protector for whole house

Put in kitchen

- Wide plank pine flooring
- Custom built Kraftmaid solid hickory cabinets
- Premium, scratch resistant Formica counter tops
- New plumbing, sink and faucets
- All new appliances: refrigerator, electric glass top range, dishwasher, garbage disposal, washer (new 2011), dryer
- All new light fixtures
- Refinished original hard wood floor in butler's pantry
- Added granite counter tops with oak trim in butler's pantry
- Wood ceiling with beams

Gutted and restored all 3 bathrooms

Main bathroom (done in 2011):

- New plumbing and electric
- Granite floors
- Solid oak trim
- New toilet, vessel sink and faucet, updated shower head
- Raw silk shower curtain and window covering
- Antique oak cabinet sink base
- New mirror with solid oak frame
- Oak shelving in wall / plumbing access
- All new light fixtures

Bathroom 2

New plumbing and electric
All new lighting
Ceramic floor
New pedestal sink, energy efficient toilet
Added shower
Solid wood trim and new mirror with solid wood frame

Powder room (half bath)

New plumbing and electric
Marble floors
New toilet (2012)
New light fixtures
Original antique marble sink
New faucets
Solid walnut sink base and trim
New mirror with solid walnut frame

Added Supplementary ventless gas heaters (cut heating bills in half)

Kitchen, Living room, family room (shop)

- Added permanent, supplementary electric heat to master bedroom

Guardian security installed, burglary, smoke, and fire

49.95 Per month

All downstairs windows and doors are covered

Wall to wall carpet in dining room

Electric fireplace in master bedroom

Italian leaded crystal chandeliers in living room and family room

Built in shelving in office and living room

New lighting, paint, and window coverings throughout home

New 25 year warranty vinyl floor in office and back hall

New back screen door / storm (2014)

New hot water heater (2013)

Tin ceilings restored and repainted in living and family rooms

OUTSIDE:

- Outside water spigot installed
- New one car garage with electric, heat, and cable
- New deck with area lighting
- New back porch and steps
- Main floor windows resealed, glazed, and painted
- New paint, shutters, carriage lights, and window boxes on frame portion of house
- New exterior back porch light
- Planted elm privacy hedge
- Planted shade trees: American elm, Sycamore, Japanese maple, and Red Maple
- New exterior door and lock, frame section of house
- New roof flashing 2012

ORIGINAL GENERAL FEATURES OF HOME:

- 3606 SQUARE FEET
- LARGE CORNER CITY LOT
- HARDWOOD FLOORS THROUGHOUT
- ORIGINAL WOODWORK STILL IN TACT
- TIN CEILINGS IN LIVING ROOM, FAMILY ROOM, POWDER ROOM
- STAINED GLASS, DIAMOND PANED, LEADED GLASS WINDOWS THROUGHOUT LOWER FLOOR
- BRICK AND FRAME EXTERIOR
- 2ND FLOOR AND KITCHEN WINDOWS VINYL CLAD, INSULATED
- 5 BEDROOMS WITH CLOSETS + 1 EXTRA HALL CLOSET
- 2 and ½ BATHS
- 2 FULL UNFINISHED BASEMENTS
- FURNACE (1996) – PROFESSIONALLY SERVICED, REPAIRED, AND CLEANED 2008 (REGULAR YEARLY MAINTENANCE)
- ROOF INSPECTED 6/05

- ALL PLUMBING & FURNACE UPKEEP DONE BY PETROSKI HEATING AND PLUMBING
- ALL ELECTRICAL WORK DONE BY LUKSH ELECTRIC