

## *Appendix I - Recent Updates*

- **Chimneys** – Repointed, sealed, and bricks replaced
- **Roof** – Replaced in 2016 including rubber sealed area
- **Attic** – Mold remediated from water leaks, plastered and repainted ceiling areas around chimneys
- **Ceilings** - Plastered and repainted in master and guest bedrooms, main house kitchen, and apartment hallway
- **Basement** – New lighting, rebuilt brick archway, French Drain installed, new PVC waterline from the street, floor leveled and sealed
- **Heating system** – New state-of-the-art wall-mounted, Burnham gas system with on-demand hot water.
- **Rear entrance** – rebuilt and repainted drop-zone storage
- **Kitchen** – new recessed lighting, new granite counter tops, expanded pantry
- **Library** – new recessed lighting and primary ceiling fixture
- **Living Room** – new recessed lighting and new gas log burner insert
- **Barn** - new lighting, new windows, and foundation repairs completed
- **House exterior** – replaced worn clapboards, replaced pine trim with PVC, whole house painted in 2019.
- **Hardwood floors** – refinished (kitchen, living room, entry hall, upstairs landing)
- **Insulation** – fully insulated MASS Save (2021) with 8” insulation across entire attic; insulation blown into the front and sides of the original house.
- **Gardens** - Brick pavers and garden beds installed (2018)
- **Fireplaces** Custom-made fireplace doors (4) (2012)
- **Gutters** – Some new, some replaced.
- **Driveway** resurfaced and decorative pavers added to the entranceway.
- **In-law suite** – new modern bath with marble and subway tile, fixtures, lighting/exhaust fan, and comfort height toilet.