

# SOPHISTICATED OCEAN PARK TIC COMMUNITY

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2034 5TH STREET | SANTA MONICA, CALIFORNIA 90405

## UPGRADES & FEATURES

### **INTERIOR:**

- \* NEW WHITE OAK FLOORING
- \* NEW LIGHT FIXTURES
- \* REMODELED KITCHEN
- \* NEW HARDWARE
- \* NEW CABINETRY
- \* NEW TILE BACKSPLASH
- \* REMODELED BATHROOM
- \* NEW STAINLESS STEEL APPLIANCES
- \* IN-UNIT WASHER/DRYER
- \* CENTRAL A/C AND HEAT (UNITS A, B, & C)
- \* DUCTLESS A/C AND HEAT (UNIT D)
- \* NEW VINYL WINDOWS

### **EXTERIOR:**

- \* NEW EXTERIOR PAINT
- \* ASSIGNED PARKING (UNIT A, B, & C)
- \* PRIVATE DECK (UNIT C)
- \* PRIVATE YARD (UNIT D)
- \* NEW DROUGHT TOLERANT LANDSCAPING
- \* NEW DRIVEWAY PAVERS

### **MAIN SYSTEMS:**

- \* TERMITE CLEARANCE TO BE PROVIDED
- \* ROOF WAS RECENTLY SERVICED (BOTH BUILDINGS)
- \* SEWER: FRONT BUILDING IS 50% NEW, BACK IS ALL NEW
- \* NEW TANKLESS WATER HEATERS
- \* NEW ELECTRICAL REWIRING IN ALL UNITS