

## 1606 6<sup>th</sup> St NE – Mpls | Updates During Seller's Ownership

- Gutters professionally cleaned | June 2023
- New forced air furnace installed | April 2023
- Boiler cleaned and tuned by Burnomatic | April 2023
  - Tree Trimming (\$3600) | 2021
  - 2 new water heaters | 2021
  - Main unit kitchen remodel
- Main unit kitchen and bathroom floor replaced
  - Upper unit new water lines replaced
    - New washer

### General property information

- 1 water meter | separate gas and electric meters
- Ash tree in backyard being treated by A+A Tree/Landscape company
  - Clean TISH with COA issued

### Items to Stay with the Sale

- Duck enclosure and pond (fully permitted with the city)
- Lawn and Landscaping tools (ie; shovels, rakes, etc)
  - Firepit
  - Basement shelving units and table
    - Dehumidifier
    - Window AC in main unit
  - Knife rack and Pot rack in main floor unit
- Extra matching paint and main unit kitchen flooring
- All window blinds in both units (curtains will not stay)