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**Coldwell Banker Residential—Palm Desert, CA**



## ***49300 Sunrose Lane***

***Ironwood Country Club – South Palm Desert***

### **Property Improvements & Facts List** (page 1 of 2)

**Owner made the following property improvements in 2016-17**

- 3 New Trane 5 ton HVAC
- 2 New Water Heaters
- New Whirlpool Dishwasher
- New Maytag Washing Machine
- New Garage Opener Unit for South Door
- Extensive Outside Carpentry
- Roof repair and replacement (1 year warranty)
- New Plumbing throughout: (sinks, faucets, bath tub, toilets and shower heads)
- New Flooring Throughout: Tile in Hallway and Baths/Carpet in all areas
- New Paint – Interior and Exterior
- New baseboard trim throughout
- Removed all wallpaper
- New window coverings
- New BBQ area
- New Patio Furniture
- All new Furniture inside
- All new Audio-Visual/TV and Sound
- All new ceiling fans throughout
- New Electric Panels
- New Ice Machine/Bar & New Beverage Center/Bar
- Granite Tops & Backsplash tile throughout
- New Gas Fire pit

**Facts on Property**

- Ironwood Country Club, South Palm Desert
- Traditional & Contemporary blend
- Built in 1983
- Updated in 2016-17 – See Improvements on page 1
- 4 Bedrooms, 4 Full Baths and 2 Half Baths
- 5,100 sq. ft.
- Lot: 27,443
- Property comes furnished, see attached inventory list
- Private, detached Casita
- 3-Car Garage
- HOA \$2400 annually



RESIDENTIAL BROKERAGE

72605 Highway 111, Ste. B1  
Palm Desert, CA 92260