

THINGS TO KNOW

11 PURCELL ROAD, UNIT 11, ARLINGTON

CONDO FEE?

~\$70/MONTH, STRICTLY FOR MASTER INSURANCE POLICY/PREMIUM FOR ENTIRE UNIT. FEE SPLIT WITH 9 PURCELL.

AGE OF ROOF

NEW IN 2011

AGE/TYPE OF HOT WATER TANK

NEW IN 2018 / GAS

AGE OF HEATING SYSTEM

NEW IN 2011

AGE OF WINDOWS

NEW IN 2011

IS THERE A SUMP PUMP?

YES

NUMBER OF HEATING & COOLING ZONES

2 HEATING ZONES, 2 COOLING ZONES

ARE WATER/SEWAGE UTILITIES IN TOWN?

YES

PARKING?

2 CAR TANDEM GARAGE

SPECIFIC CLOSING DATE?

JUNE 31, 2019

SCHOOL DISTRICTS

ARLINGTON & THOMPSON ELEMENTARY, GIBBS JUNIOR HIGH & OTTOSON MIDDLE, ARLINGTON HIGH

ANDERSEN
GROUP
REALTY

*Information on this document is to the best of the seller's knowledge. This is not a legal representation and buyer should perform their own due diligence.

UPDATES

11 PURCELL ROAD, UNIT 11, ARLINGTON

DURING OWNERSHIP

- NEW KITCHEN BACKSPLASH
- NEW PAVER/PATIO IN BACKYARD
- NEW BLINDS
- NEW VINYL FENCE
- NEW GARAGE FLOOR

2017

- NEW DRIVEWAY

2011

- NEW ROOF
- NEW HEATING SYSTEM
- NEW WINDOWS
- NEW INSULATION. NEW INSULATION CODE INSTITUTED — HOME HAS EXTRA INCHES OF INSULATION THROUGHOUT ENTIRE HOME, PER NEW CONSTRUCTION CODE.