

THINGS TO KNOW

237 HIGH STREET, WINCHESTER

ROOF

2003 / Asphalt shingles

HEAT

2002 / Oil; can convert to natural gas

HOT WATER

2002 / Tankless / Oil

HEATING & COOLING ZONES

2 heating zones / 3 window A/Cs

ANNUAL HEATING & ELECTRIC COSTS

Heat - Avg. \$200/month

Electric - Avg. \$100/month

WATER/SEWER UTILITIES

Town of Winchester

SCHOOL DISTRICTS

Elementary: Vinson-Owen

Middle: McCall

High: Winchester High

PARKING

1 car garage + 6 off-street in driveway

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UPDATES SINCE OWNERSHIP

2020

- New sump pump; basement and deck painted

2018

- Sanded and refinished 1st floor hardwood floor; painted all rooms on the 1st floor; new stove and new dishwasher in the kitchen and other small jobs (backsplash/new faucets/light fixtures, etc.); new windows in the family room; new front and side doors; new door to sunroom; new shades in living room and family room

2013

- Removed carpet in 2nd floor and stairs, refinished hardwood floor; removed wall papers in upstairs rooms and painted all rooms

2012

- Removed carpet in family room and installed hardwood floor; installed hardwood on the staircase to the basement; new laminate floor in the basement; new fridge and new vent hood in the kitchen; new shades; painted sunroom floor; added insulation on attic; installed NEST for temperature control; installed new outdoor motion sensitive wall lanterns.

EXCLUSIONS

- Washer/dryer negotiable