

THINGS TO KNOW

1883 SHIRLEY RD, LANCASTER

AGE & MATERIAL OF ROOF	Approx. 2012 - Asphalt Shingles
FOUNDATION	Poured Concrete
TYPE OF ELECTRICAL	200 amp panel (Installed 7/2022), dedicated 50 amp receptacle in garage for EV charger
UTILITY PROVIDER	Verizon - Internet / National Grid - Electric
AGE & TYPE HEATING SYSTEM	Approx. 2002 - Oil
TYPE OF HOT WATER	Oil - Hot Water Storage Tank
INSULATION	Attic - Blown-in Cellulose
APPROX. UTILITY COSTS	Approx. 600-800 gallons oil/year and 7,200kwh/year
HEATING ZONES	2 Zones - 1 upstairs, 1 basement
COOLING ZONES, A/C	1 - upstairs, A/C yes
DRYER AND WASHER	Electric
SEWER & WATER	Well Water and Septic Tank
SUMP PUMP	No

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