

**404-406-408 S. Aurora St.**  
**UPDATES, IMPROVEMENTS and CUSTOM FEATURES**

*Each home has had a whole house renovation. They are being sold Turnkey, complete with custom designed furnishings. Current Certificate of Compliance in process*

**404 S. Aurora built in 1884. 3 BR, 3 Baths, 1384 sq.ft.**

- Metal Roof – original 1884 roof will last forever if silver-coated every ten years
- Exterior painted 2023
- New Plumbing 2001
- New Electric 2001
- New Insulation 2001
- New High Efficiency Furnace 2001; serviced 2025
- New Drywall 2001
- New Windows 2001
- Refinished Hardwood Floors 2001
- New Tile Bathrooms 2001
- New Cherry Kitchen and Tile Floor 2001
- New Laundry 2001
- New Motion Sensor Lighting 2001
- New Deck with Pergola 2001
- Custom Birchwood Headboards in bedrooms 2001
- Commercial Grade carpet in bedrooms 2018
- NOTE: Flexible Floor Plan – Main Level Bedroom can also function as a Living Room
- Appliances replaced as needed

**406 S. Aurora built in 1920. 1 BR, 1 Bath, 728 sq.ft.**

- Metal Roof 1999
- Exterior Painted 2025
- New Plumbing 2001
- New Electric 2001
- New Insulation 2001
- Custom Cherry Built-in and Gas Fireplace 2001 – heating source
- New Drywall 2001
- New Windows 2001
- New Luxury Vinyl Flooring 2001
- Commercial Grade carpet in bedroom 2018
- New French Doors 2001
- New Tile Bathroom 2001 with Custom Vanity with Flowerpot Sink
- New Custom Cherry Kitchen 2001. NOTE: Convection Microwave can be replaced with conventional oven if desired.
- New Laundry 2001
- New Motion Sensor Lighting 2001
- Custom Built Living Room Couch 2001
- Custom Birchwood Built-in Storage in Bedroom 2001
- Custom Birchwood Headboard in Bedroom 2001
- Appliances replaced as needed

**408 S. Aurora built in 1880. 3 BR, 2 Baths, 1362 sq.ft. includes a detached Studio with bath & laundry and storage loft.**

- Main Roof – 2001 Asphalt shingles inspected and repaired in 2025
- Slate Front Porch Roof – original in good condition
- Exterior painted 2025
- New Furnace 2001; serviced 2025
- New Plumbing 2001
- New Electric 2001
- New Insulation 2001
- New Drywall 2001
- New Windows 2001
- New Deck 2001
- New Detached Studio with Bath + Laundry + Storage Loft 2001
- Custom Birchwood Built-in and Gas Fireplace 2001
- New Hardwood Flooring 2001
- New Tile Entry 2001
- Commercial Grade Carpet in Bedrooms 2018
- New Tile Bathroom 2001 with Custom Vanity with Flowerpot Sink
- New Custom Birchwood Kitchen with Downdraft Cooktop & Grill. Breakfast Bar 2001. NOTE: Convection Microwave can be replaced with conventional oven if desired.
- New Staircase with Birchwood and Cherry Detail on Wall and Wrought Iron Railing 2001
- New Motion Sensor Lighting including custom designed wall sconces 2001
- Custom Built Living Room Couches and Birchwood Coffee Table and End Tables 2001
- Custom Birchwood Headboards in Bedrooms 2001
- Appliances replaced as needed

***Shared Driveway Top Coated 2025***

***Large Off-Street Parking Area with Privacy Fence 2001***

***NOTE: Some of the Parking Area can be reclaimed as green space.***