

6265 Reives Rd

CUMMING GA 30041



OWNER IMPROVEMENTS

- 2012-2015
 - Basement completely gutted & renovated, including addition of home theater
- 2021-2022
 - Detached 3-car garage added
 - Expanded to add living room, deck, porch, storage & crawl space
 - New siding, roof, gutters & paint for entire home
- 2023
 - All traditional insulation removed & replaced w/ open-cell spray foam
 - Roof re-replaced per storm damage insurance claim
- All windows replaced with double-hung tilt-in vinyl windows with screens

EXTERIOR

- Covered Single-Slip Private Dock with Party Deck
- Covered Breezeway
- Screened Porch
- Detached 3-Car Garage
- Detached Workshop with Plumbing & Heat
- Greenhouse with Ventilation System
- Lake-View Rear Deck and Fire Pit
- Maintenance-Free Trex™ Decking on Rear Deck & Front Porch
- Under-Deck Dry Storage with 2 Access Barn Doors (384 Sq.Ft.)
- Upgraded Landscaping with Heirloom Irises
- Termite Protection & Bond in Place

INTERIOR

- Living Room with 11' Cathedral Ceiling
- Shiplap Accent Walls & Beamed Ceilings
- Primary Suite
 - Built-In Platform King Bed
 - Built-In Fireplace
 - Whirlpool Tub
- Eat-In Chef's Kitchen
 - Granite Island & Counters
 - 5-Burner Frigidaire™ Range
 - Fisher & Paykel™ 2-Drawer Dishwasher
- Separate Dining Room
- Renovated Walk-Out Basement
 - Home Theater with Built-In Fireplace
 - Open Rec/Game/Living Room
 - Kitchenette w/ Refrigerator
 - Storage Area with Utility Sink & Dehumidifier
 - Low-Maintenance Stained & Scored Concrete Floor
- Smart Home Features:
 - Ceiling Fans
 - Garage Doors
 - Door Locks & Doorbell
 - Honeywell™ Thermostat
 - Exterior Lighting & Security Cameras
 - Denon™ Home Theater Equipment w/ Multi-Room Sound System
- Recessed Lighting
- Custom Shelving and Closet Organizers Throughout Home