



## SELLER'S [FULL] DISCLOSURES

It's not legally binding or anything. We're just curious.

1. Why are you moving?

We wanted more space, and found ourselves in Millcreek.

2. Why did you buy this house? Like, what really sold you on it?

This house felt so deeply intentional - from the tile work to the stained glass windows. The house felt thoughtful & one of a kind. We fell in love with it, and subsequently, also the community.

3. If a stranger walked into your home when you weren't there (this is not a robbery scenario), what would your space tell them about you?

"Now that is impressive how you back your car into the garage space." (It is)

"You must really like to garden." (She does)

4. Are there any changes you always wanted to make here, but just didn't get to?

We floated the idea of building a recessed bookshelf in the living room, but didn't get far. The side yard has a lot of promise as a shady, secret garden. Changing countertops to a lighter white marble. In the end, we are parents of young children & are SO TIRED. in

5. Describe your home in one word:

Stunning! \*  
\*  
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6. Best time of day in your home? And where should you be sitting for it?

Late afternoon is gorgeous. We highly recommend sitting on the balcony with a glass of wine.

7. How about seasonally speaking...what time of year best suits this place?

Spring March-June is absolutely magical. Crocuses, daffodils, tulips, wisteria, vinca, irises, & roses will all come out of nowhere. Our first spring took us by surprise. 🌸🌸

8. Any updates that might not be so easy to spot, but are worth pointing out?  
(think: new sprinkler system, updated roof, air conditioning, etc.)

YOU ARE IN LUCK, BUYER! New HVAC/air conditioning/furnace 2025  
Smart sprinkler system 2024  
Updated roof 2021  
New fridge 2021

9. Tell us about the best party you ever had here:



Was it the birthday party where we broke the cake within the first 10 minutes of taking it out of the box, or the hot pot dinner party where we tripped the circuit breakers because we ran way too many pots at once?

10. If your house were a celebrity, who would it be (and why)?

Anna Wintour. It's aloof & demanding & definitely not for everyone, but also admittedly refined & kind of a badass. ⚡

11. What do you think you'll miss the most about this place?

Holy shit. that master shower!!!

12. Anything at all you want to say/pass along to the future owners of the home?

(Approximate utility costs? Best spot for a candy stash? How deep your love runs?)

Utility fluctuates with the season, \$300-400 a month. The fire pit gas valve in the backyard is about 2ft from the pit buried in the grass - took us 1.5 years to find it.

The house is beautiful, but it also surprised us how quirky & fun it is. There are many neat spots for hide & seek & our kids spent hours making weird plant potions in the backyard. We are hoping the house will go to someone who will love it as much as we did! 💕💕