



## SELLER'S [FULL] DISCLOSURES

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

1. Why are you moving?

As a single mom + Fire Fighter I need to down size some things to focus on ~~the~~ others. I love this home so very much, enough to know I don't have the time + resources it deserves right now.

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

The soul of this house spoke to me + my daughter's hearts. It felt like home the moment we stepped inside.

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?

Sanctuary. This space brings a sense of peace + re charge to anyone who stays here

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

- finish the attic - 2 beds - 2 baths + a library with 2 dormers to the north + 1 to the east w/ a porch.
- the backyard - raised bed gardens, fire pit, RV parking a stock tank pool + she shed / guest house.
- And a huge front porch swing.

5. Describe your home in one word:

Timeless.

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

- Sunset on the front porch
- Morning coffee on the back patio

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

- Summer w/ the farmers markets + concerts
- Fall + Spring for all that beauty + views
- Winter brings out the timelessness of the home

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.)

New landscaping in front, new roof, new elec + plumbing, water heater + A/C, new sewer to street + driveway!

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

I hosted this years neighbor hood BBQ!  
• We have the best neighbors!

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

Hedy Lamarr  
or Audrey Hepburn

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

Everything! The porches, the details, the vintage, the yard but mostly how it feels like home.

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?)

I can only hope the new owners love this home more than I do. The possibilities are endless + the timeless beauty + integrity of it's era deserve to live on for generations to come.

LOVE WHERE YOU LIVE