

Things All Buyers Want to Know!

Revised: 9/28/23

Address: 403 Kemeys Cove, Briarcliff Manor, NY 10510

ITEM	INCLUDED	EXCLUDED
Air Conditioning units:	<u>3 wall units</u> ✓	
Blinds/Curtains/Valences		
Ceiling Fan(s)	<u>no</u>	
Compactor/Garbage Disp.	<u>no</u>	
Dishwasher		
Dryer/Washer		
Elec./Gar. Opener-Remotes	<u>no</u>	
Fireplace Glass/Screen	<u>no</u>	
Light Fixtures		
Microwave (Built-in only)		
Playground/swing set	<u>no</u>	
Pool Accessories	<u>no</u>	
Refrigerator/Freezer (all)		
Range/Oven/Cook-top		

Roof: Type: asphalt Age: sys? # of Layers: 1 Notes: _____
 Type of Heat: hot water Age of Boiler/Furnace: ? Number of zones: 1
 Age of Hot Water Heater: ? Heating Notes: on demand
 Age of Central A/C: _____ # of zones: _____ Electrical Amperage: Breakers / Fuses
 Central: Alarm / Vac. / Speakers / Other: _____

Electric/Gas: \$ 850 /yr Oil \$ included /yr Buried Tank: No / Yes / Removed
 Muni Water: \$ included /yr Location of oil tank: _____
 Well Water: No Yes, Test Results Available: No Yes Depth: _____ ft.
 Gallons/min.: _____

Location of well: _____ Co Name: _____
 Sewer / Septic: location: _____ Last Pumped: _____
 Septic Company: _____ Phone: _____

If propane: \$ _____ /yr Purpose: _____
 Landscaping: \$ included Pool: \$ _____ Other: _____

Association: No / Yes: Type: condo Common charges (Basic): \$ 700/m.
 Assessment: \$ 51/m. Ending: 1/31/25 Purpose: Retaining wall, Sidewalks + paving projects
 Buyer's Move-In Exps: _____ Seller's Move-Out Exps: _____
 Management Co: Ferrara Mgmt Phone: _____
 Amenities (cir): Pool Tennis Clubhouse Playground Jitney Other B'ball ct
 Parking Spot/Garage #: 157 Location: Near Visitor Parking

Sellers' Signatures: * Marcella Lapovich
 HOWARD HANNA
 ■
 RAND REALTY

HomeMan.net 914-762-2200

Date: 2/20/24
 MARK SEIDEN REAL ESTATE TEAM
 Turning Goals Into Reality