

# Recent Home Improvements

108 S. Hempstead Rd., Westerville, OH 43081

## INTERIOR IMPROVEMENTS

2023-Garage Door Opener  
2022-Hot Water Heater  
2021-Family Room Carpet  
2020-Sump Pump  
2020-Range  
2019-Lennox Furnace  
2019-Refrigerator  
2017-Washer & Dryer  
2016-Master Bath Shower Tile

## EXTERIOR IMPROVEMENTS

2025-Planter Wall Reset South Side  
2021-Exterior Fireplace Seal  
2021-Screen Porch Rear (10' x 16')  
2021-Exterior Paint

## CONVEYS WITH THE PROPERTY

Range, Dishwasher, Refrigerator, Washer, Dryer,  
2 Garage Controllers

## UTILITIES

### Average Monthly

Columbia Gas-\$116 800-344-4077

Westerville Electric Co 614-901-6700

Incld Electric, Water, Sewer, Trash  
Jan-Jun-\$189  
Jul-Dec-\$252

Trash Pick Up is Tuesday

Recycle Pick Up is Monday

## FEATURES

Beautiful backyard with mature trees along the rear property line. Hoover Reservoir is approximately one block away, and Inniswood Metro Gardens is just down the street. Schools, shopping, dining, and everyday conveniences are located nearby.

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