



## SELLER'S [FULL] DISCLOSURES

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

1. Why are you moving?

We are moving out of state.

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

The big spaces, practical layout, mountain location, bike and hiking trails, and beautiful views!!

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?

We like coming home to a space that is peaceful, inviting surrounded by timeless natural beauty

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

We would like to develop the upper level of the property with stairs leading up to it. You can see the whole valley from there.

5. Describe your home in one word:

Views

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

Sunset - along the west side.

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

Spring - Buddy trees and baby animals

Summer - Bbq and beautiful sunsets

Fall - Colorful trees and garden squash

Winter - Cozy fire and deer

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 roof, insulation, water heaters

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

My son just had his first birthday party in our home.

He ate more cake than anyone else!

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

Al Pacino mixed with Iron & Wine - bold and classy, but still earthy

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

The amazing views, privacy, peace, and location to downtown

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?)

We have loved living in this house. There is so much natural light and we never knew how beautiful the city was at night! You can also hop on your bike and ride all the way to the top of Emigration Canyon!