Water System RE: 4019 HACKING ROAD, TAPPEN

Wed 29/06/2022 10:20

- sold bigrob.ca <sold@bigrob.ca>

Hi Rob,
Just thought I would put this in with your files. You can send this email to potential buyers if you think it is appropriate. Someone might look at the water system and think it is a lot to manage, but it is the exact opposite of that. It was designed to simplify maintenance. For the most part all you need do is turn a tap or push a button to maintain it.

The New water system has a brand-new pump with sleeved water line from the lake to the house. That was done by Copper Island and the cost was $26,000. When the water reaches the house, it goes through 4 stages of filtration. It is a state-of-the-art system. I did a lot of research before I had this system installed because I wanted the easiest to manage system that still provided the best quality of household water. It was installed by Axon Plumbing. Cost for this filtration system installed was @ $4500. Most homes on the lake have a 2 stage filtration where filters have to be changed on a regular basis. This system eliminates the need to constantly change filters.

The diagram attached illustrates the 4 stages.

Stage 1 is a Spin Down filter that eliminates large visible particles. It is @120 microns. You manually backwash when it gets dirty. You just turn the tap on the filter. Takes about 30 seconds to clean it out and you should only have to do this once per month

Stage 2 is a 5 Micron Nexsand backwash filter. This can be backwashed based on the amount of sediment captured. You just push the button, and it goes into backwash mode. Takes about 40 minutes. I have not had to back wash this system since the initial set up, but I think it will go about a month with very heavy water use, the kind you get in the summer with several adults in the house, before it needs backwashing.

Stage 3 is a Big Blue 20" filter housing that can hold any type of filtration you want. I have an additional 5 micron filter in it to ensure water going into the reverse osmosis is thoroughly cleaned. This filter would probably have to be changed every year or so with heavy use.

Stage 4 is Reverse Osmosis plus ultra violet light that is for the drinking water at the kitchen sink and fridge water/ice dispenser. This system is maintained annually

4019 Hacking Rd Water System

System has 4 apliances

1. Spin Down Filter - 100 microns
2. Nexsand Backwash Filter - 5 microns
3. Big Blue - 5 micron (optional other)
4. Reverse Osmosis (drinking water only)

