

## **Interior Details Include:**

### **General Features:**

- *Custom modern staircase with glass railing*
- *Quarter cut white oak floors and solid core doors*
- *Heated bathroom floors (except powder room)*
- *10 foot ceiling on main floor, 9 foot ceiling on second floor, 8 foot ceiling on lower level*
- *High efficiency furnace and air conditioner*
- *Heat recovery ventilation system and UV antibacterial system*
- *Spray foam insulation*
- *Climate controlled wine cellar*
- *Sound system hardwired throughout*
- *Generous use of Lutron dimmers on all three levels*
- *Toto 1/3 / 2/3 energy efficient toilets throughout*
- *High end and modern lighting throughout*
- *3 skylights*
- *3 gas fireplaces*
- *Custom stone and stainless steel fireplace in living room*
- *Custom 2 1/4" oversized mahogany door, mortised Baldwin lock*
- *Wood soffits on front of house with ample down lighting*
- *Interlock driveway, front steps and side of house*
- *Professionally landscaped in front*
- *Lower level walk out*

### **Main Floor:**

#### ***Eat In Kitchen/Family Room:***

- *High end stainless steel appliances*
- *Caesar stone counter with glass tile backsplash*
- *Blanco double sink*
- *Eve stainless steel faucet and separate carbon filtered water faucet*
- *Marana custom kitchen, organized with his and hers mail organization centers*
- *Electric touch kitchen and family room drawer system*
- *Built in banquet seating*
- *Custom Marana walnut cabinetry for television, fireplace and storage*
- *Gas fireplace*
- *Walk out to deck overlooking backyard from Family Room*

*Powder Room:*

- *Custom high gloss Marana walnut vanity*
- *Kohler sink, Grohe faucet*

*Laundry/Mud Room:*

- *Caesar stone counter with glass tile backsplash*
- *Blanco laundry tub, hansgrohe faucet*
- *Hang-to-dry laundry care area*
- *Ample storage including locker for each family member*
- *Built in bench with storage below*

***Second Floor:***

*Master Suite:*

- *Custom modern built in king sized bed frame, headboard and floating night stands*
- *Oversized walk in closet with skylight*
- *6 piece ensuite bathroom*

*Master Ensuite:*

- *Oversized frameless shower with Kohler ceiling rain shower, body sprays and shower head, and cabana faucet controls*
- *Carrara marble counter tops with Kohler double sinks and Grohe faucets*
- *Honed Fiorito floor tile throughout*
- *Calacatta culture brick marble on shower walls, with honed carrara on the floor*
- *2 – 3/4” water lines supplying master shower*
- *2 thermostatic controls*
- *Neptune soaker tub*
- *Separate water closet*
- *Custom mirrors*

*Bedrooms Two and Three:*

- *Built in organizers in each closet*
- *Shared bathroom: semi ensuite to both bedrooms with double Kohler sinks, custom full wall mirror; large soaker tub with marble tile surround, floor (milky way white) and countertop, rain shower head, skylight*

*Guest Bedroom:*

- *Double closet*
- *3 piece ensuite bathroom with marble counter, Kohler sink, crema beda limestone tiles on floor and throughout shower, rain shower head*

*Office:*

- *Fully wired for phone, cable and internet*

***Lower Level:***

- *Radiant heated floors installed throughout lower level*
- *Large custom made wine cellar with 1800 bottle capacity – climate, temperature and humidity control with fingerprint reader to access room*
- *Wet bar with ceasar stone counter top, glass tile backsplash, trough sink, Kohler faucet and Danby wine fridge*
- *Gas fireplace*
- *Flat screen television hook up*
- *Large overflow storage space under stairs*
- *Bright and large recreation room with full walk out to backyard*
- *Additional bedroom with closet*
- *Large bathroom with frameless shower, rain shower head, limestone tile used throughout*
- *Main floor walk out to backyard with gas hookup for barbeque*