

EVERY DETAIL FROM THE GROUND UP...

Main Floor

- Intricate handcrafted mouldings & millwork throughout
- Custom wainscotting
- Custom tigerwood front door (one of the most exotic hardwoods out there. Resistant to bugs, weather and rot)
- Grand entry
- Merbau hardwood
- Solid wood 8 foot doors
- Two sided fireplace
- Turkish marble tile on main floor
- Extensively upgraded kitchen
 - Viking appliances
 - Convection oven
 - Gas cooktop
 - Versavent rear downdraft
 - Miele dishwasher
 - Miele washer / dryer
 - Exotic granite countertops throughout

Upper Level

- Merbau hardwood
- Cherry wood stairs
- Handcrafted staircase with hand forged spindle railing
- Custom wardrobe in primary bedrooms
- Two primary bedrooms with custom tile showers
- Library

Lower Level

- Temperature controlled custom 3500 bottle wine seller with adjacent wine tasting room
- Merbau hardwood and Custom German manufactured laminate
- Wetbar
- Built-in entertainment cabinets
- 9 foot ceilings
- Large guest bedroom
- Ample storage
- Music recording studio/ theatre room

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Additional Highlights

- Treated water from county
- Paved driveway
- Timeless stucco/stone

exterior

- Custom rod iron work on

balcony railings

- Travertine tile balcony
- Upper balcony pre-wired for

heated floors

- Oversize heated triple car

garage with 8' doors

- Custom maple paneling in

garage

- Exposed aggregate patio
- Sandstone retaining walls on both sides of the property
- 30 year shingles (Prestique

high definition)

- AC rough-in
- Gas line for BBQ
- Stone and cedar columns
- Landscaping plans

available and work required

has been quoted

Additional Highlights

- Two high efficiency

furnaces

- Vacuflow

- Tankless water heater

- Septic- Pro Flo NSF 40

• Built-in security system and
wired for sound