

Property Features

Smart Features:

- Ring doorbell
- Two Ring floodlight cameras
- Two Nest smoke detectors

Soundproofing in the following rooms - media, master BR, laundry room

- R-11 insulation in walls as a sound barrier
- Soundboard sheetrock
- Solid core doors

Media room

- Wired for surround sound, projector
- Raised floor
- Furniture & equipment negotiable: Haverty's powered recliners, plasma 3D TV, tuner, etc.

Misc.

- Sprinkler system in front/back
- Extended covered patio
- Vaulted ceilings
- Gas stub out on patio for grill
- "Holiday" package with outlet in soffit for holiday lights on roof; switch in garage
- All bedrooms in home wired with cat-5
- Home speaker system in kitchen, dining, master bath and exterior patio (will convey)
- Conduit in walls to hide TV wires in multiple rooms
- Whole home IG 1300 surge protector
- Stub out in garage for future sink
- 2.5 car garage - extra 5' on side for storage
- Rain barrel for water collection

Pool Features:

- Heated salt water pool and hot tub added in 2015
- 435 sq. ft
- 6' max depth
- 86 linear foot perimeter
- 15K gallons
- 7' diameter hot tub
- 650+ SF of decking
- Beach shelf with two bubblers
- Two deck jets

Energy efficiency:

- Spray foam insulation throughout exterior walls
- Whole home Carrier Infinity Air Purifier
- Energy recovery ventilator
- Two nest thermostats
- Upgraded vinyl windows
- Upgraded insulation in attic
- Hunter Douglas ¾" Double Cell Honeycomb Duette Blinds

Upgrades:

- Custom fireplace doors
- Installed gas fireplace logs
- 1yo hardwood floors in dining room, master BR
- French door in dining room
- Garage overhead racks and slatwall storage system
- Garage epoxy floor
- Pergola - wired for electric + water