

## 13387 DRIFTWOOD CT AMENITIES

- A Mediterranean-style home custom-designed by Michael Murphy, AIA, and built by Carl Van Son with arches, alcoves, curves, and unique architectural features
- Beautiful lakeview from most rooms

### Inside Features

- A chef's kitchen with an 8' island counter, built-in warming drawer, and a new 61-bottle wine refrigerator
- The primary bedroom suite features an expansive 11' x 11' walk-in closet, a heated tile floor in the bathroom, and new carpet in the bedroom
- Three rooms each opening through large double French doors onto the 600+ square foot covered Loggia
- The Great Room features 19' ceilings, a beautiful propane fireplace, and a built-in surround sound system
- Bow windows in the Great Room and Primary Bedroom
- Enclosed propane fireplace with hearth and mantle in Great Room
- Integrated multi-source stereo, ethernet, and video feed to most rooms. WIFI throughout the home
- The Laundry room includes a sink and a 5' long clothes-folding counter
- 9' and 10' ceilings
- 3-zone HVAC system, ceiling fans, and a whole-house fan
- Brazilian Cherry hardwood floors throughout
- Light and bright with multiple skylights
- Central vacuum system with a kitchen floor sweep-duct
- Hot water recirculation system

### Outside Features

- 95' shoreline, a cool shady north-facing lake orientation, a wide sandy beach with safe, calm water
- A short, easily negotiable, stamped-concrete driveway and a flat lot between the house and the lake
- A mature, fully landscaped yard, features a paver pathway and shoreline patio
- Boat dock with a covered Sun Stream hydraulic boat lift as well as space for two additional boat tie-ups
- A custom-designed arched 4' x 8' front door with a metal grill
- Attached 350 sq-ft woodshop: All major woodworking power tools hard-plumbed to a 6-inch cyclone dust-collection system with room for expansion, built-in compressed-air, and an air conditioner/heat pump unit for year-round comfort
- All stucco exterior with a concrete tile roof
- Three-car garage with Carriage House wooden doors. Space for golf cart in the shop
- 22-KW Generac whole-house generator
- 500-gal buried propane tank