

13206 WATER OAK PARK CIRCLE

PROPERTY HIGHLIGHTS

- Salt Water heated pool with elevated hot-tub cascading into pool. All remote-controlled Waterfalls, Water Effects, Multi-color Lighting, hot-tub and a cool table to sit at in the water, built in seating! Four custom Fire-Bowls w/ lava rock, natural gas! Pool Umbrellas included.
- ½ Bathroom accessible from Pool, keeps the house dry!
- Custom built outdoor Kitchen, complete with sink, high-grade grill w/ custom LED lighting, and side burners. Plenty of room to make a feast!
- Installed Kohler 18/22 Kwh GENERATOR, never go without power! Hidden from view!
- Sonos custom outdoor Music speaker system in Garden and in ceiling of outside covered patio! Sounds like a concert!
- Bamboo Outdoor shower with large slab walkway and shower area.
- Fire pit behind pool to roast your marshmallows! You're in the County, you can do that and more!
- Custom landscaping with roses, bottle brush trees, brown Magnolias, Lime Tree and much more to see, including a Garden Herb Fountain!
- Garage built in storage and tool bench, along with other features, including cabinetry.
- Water filter system for entire house!
- Storage area behind corner of house and connects along length of house with tool hangers on the wall. Lots of room!
- Media room is designed with power in ceiling for projector install with wiring ready to go on image wall!
- HUGE Master Closet, with tons of custom built-ins, unique jewelry storage, giant mirror, with a secured Safe for contents. Shoe racks as well, and built in ironing board!
- Huge fixed windows allow for incredible backyard views, unobstructed!
- Brand NEW Park only a couple of blocks away with entry for local residents!
- We are on a Cul-de-Sac and Oak Hollow has one-way in/one-way out, very quiet with little traffic...and, great neighbors!!!

NON-REALTY ITEMS FOR SALE

- Washer/Dryer
- Refrigerator LG
- Freezer in the Laundry Room
- Beautiful breakfast glass/wrought-iron table with 6 heavy wrought-iron custom covered seats w/same-pattern 4 bar stools
- Rustic Bar & 2 leather Stools in Media Room
- Living Room TV
- Outdoor TV