

## **Favorite Things About Our Home:**

Location! Close proximity to dining and recreation at Hughes Landing, Northshore Park, the Waterway, and Market Street. Steps away from private neighborhood dock and expansive green space

Views! Wrap-around balcony with stunning lake views of sunrise, Ironman swimmers, and Fourth of July fireworks

Third floor loft is great for viewing picture-perfect sunrises over the lake and can be used as an office, exercise area, or play area for kids.

Newly remodeled light and bright kitchen with oversized island, spacious pantry, and chilled walk-in wine cellar

Numerous relaxing spaces for reading or enjoying a drink such as front porch rocking chairs, upstairs bedroom balconies, wrap-around balcony, koi pond area, grotto pool area, primary bedroom sitting area and second floor butted glass lake lookout

Spacious open floor plan perfect for entertaining with a nice flow. Front room perfect for large gatherings, ceremonies, and celebrations. Plenty of parking in front and in back!

Luxurious primary resort bedroom with view of outdoor tropical paradise and spa-like bathroom with a walk-in dual shower, modern relaxing soaker tub and fireplace, and oversized walk-in closet

State of the art projection movie theater with seating for 11, custom bar, theater-style audio and video, curtains, carpet, and lighting, complete with lobby area

Completely private backyard space consisting of resort-like grotto pool and patio with waterfalls and beach entries, and a relaxing area set apart from the rest of the lot consisting of a koi pond with waterfalls, meditative walking path, footbridges, and fire pit

Freshly painted and epoxied attached four car garage with motorized bike lift, spacious workbench, and Gladiator storage system

Large flex room which can be 5<sup>th</sup> bedroom or study with lake and pool views and expansive library, complete with rolling ladder