

Motorized shades in MBR (4); eating area (2); FR (3) with remote control which maybe programmed for your smart devices. Source: Spring Window Fashions

Window films on windows in each bedroom; dining room; living room and all windows in the stair landing area. Huper Optik, nanotechnology window films . Never clean these areas with alcohol nor ammonia. Use Dawn diluted with water with a microfiber cloth or Sprayaway with a microfiber cloth.

Dining room draperies are custom made sheers on a traverse rod in the bay window.

The fireplace is set in a wall of decorative stone in the family rooms.

The entire first floor is hand scraped Red Oak with the exception of the master bath and the powder room.

The second floor game room has a granite wet bar with a beverage chiller. There are glass doors above which have programmable changeable colored lighting.

The second floor game room has French doors leading to a 30' porch overlooking the lake and fountain to the north and the lake and a second fountain to the east.

The pool is surrounded on 3 sides by low stone walls supporting raised gardens containing knockout roses; flowering garlic; ginger plants; camellia bushes; nandenia plants.

Travertine flows from the pool into the 30' long covered lanai.

Pool area has an outdoor speaker which stays with the home.

Pool area has an 11.5 ft umbrella that stays with the home.

Pool is a 35 Ft chlorine pool with 3 Pentair Magic Stream LED Lumineers water features; it has LED lighting and is programmable from your smart device. The finish in the pool is Pebble Fina, Bella Blue. It is equipped with a Paramount 03 ozonator and a Paramount Ultra UV. The hot tub flows over a

tier travertine spillover into the pool.

All exterior plants and flower pots remain with the home.

Bird bath remains with the home.