

# 11A W SHADY LANE

## FEATURES & AMENITIES

### HOME STATS

- 5,528 SF Home (per HCAD)
- 12,621 SF Lot (per HCAD)
- Year Built: 2000
- Stories: 2
- Bedrooms: 5
- Baths: 6 Full, 2 Half
- Exterior: Stucco, Stone, Wood
- Roof: Composition (2021)
- Foundation: Slab
- Subdivision: Piney Point Estates
- Stunning 5-bedroom custom Mediterranean-inspired residence impresses with designer open-plan interiors, modern updates - an enchanting outdoor oasis with a pool in desirable Piney Point Estates.

### GENERAL AMENITIES

- Gated community of four homes
- Circle driveway and connecting motor court
- Air-conditioned garage with new door
- Security system with external cameras
- SONOS® speaker system throughout home
- 4-unit HVAC system
- 4 water heaters (2 within last 2 years)
- New composite roof (2021)
- Whole-home exterior paint (2021)
- Mosquito control system
- Saltillo tile floors and floor moldings
- Hand-made solid wood doors from Monterrey, Mexico
- Laura Rathe Galleries commissioned wall art

### LIVING ROOM (25' x 18')

- Soaring, double-height ceiling
- Stone columns imported from Mexico
- Motorized chandelier commissioned in Napa Valley, and made in Turkey
- Recessed lighting
- Wood-burning fireplace
- Saltillo tile flooring
- Wall of French doors provides great indoor-outdoor flow with access to the covered patio and pool

### WET BAR

- Walk-up wet bar accessible from the outdoor patio, living and dining rooms, and kitchen
- Custom cabinetry with hammered steel sink, and glass tile backsplash
- Under-counter wine refrigerator
- Sonic-style ice machine
- Moroccan glass chandelier
- Recessed lighting
- Saltillo tile flooring

### KITCHEN (15' x 14')

- Completely remodeled in 2017
- Massive center island with breakfast bar seating for at least 6
- Porcelain countertops and glass tile backsplash
- Custom stained wood cabinetry with glass display fronts and plate rack
- Under and above cabinet lighting
- Recessed lighting
- Counter-level power outlets
- Saltillo tile flooring
- Vented Thermador® Professional 6-burner gas range with griddle
- Dacor® convection wall ovens (2) in stainless steel
- KitchenAid® French door refrigerator and freezer in stainless steel
- Warming drawer
- Stainless steel dishwasher
- Oversize farm sink with instant hot water and commercial-grade disposal
- Walk-in pantry
- A built-in desk area with shelving is located just outside of the pantry

### DINING AREA (19' x 11')

- Room is flanked by built-in cabinetry with glass-front upper cabinets, storage drawers/cabinets below, and banquet counters
- Murano glass pendant lights (5)
- Recessed lighting
- Saltillo tile flooring
- Large triple window with views over the front



Diane Kingshill ■ Ashton Martini  
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### PRIMARY BEDROOM (21' x 14')

- Located on the main level with designer finishes and double-door entry
- Tray ceiling with recessed lighting, and 5-blade ceiling fan
- In-ceiling sound speakers
- Arched alcove with A/V hookups and built-in cabinetry
- A row of clerestory windows and French doors, that open directly to the covered patio and pool, all feature custom wood shutters
- Double-sided fireplace with decorative tile surround
- Saltillo tile flooring
- Expansive walk-in closet with hardwood flooring, generous built-ins, and chandelier over the center packing island

### PRIMARY BATHROOM

- Double vanities with stone countertops and knee space
- Frameless glass shower with double shower heads and bench seat
- Jacuzzi soaking tub
- Glass brick window provides natural light while maintaining privacy
- In-ceiling sound speakers
- Private water closet
- Saltillo tile flooring with inlaid lone-star motif

### BEDROOM #2 (23' X 13')

- Located on the main floor, and on the opposite side of the Primary Suite
- Double-door entry
- Designer finishes and spectacular proportions
- Recessed lighting
- 5-blade ceiling fan
- Saltillo tile flooring
- Walk-in closet
- En-suite bath with walk-in shower

### GAME ROOM

- Mezzanine-level game room with hardwood flooring, wrought iron railing, and dramatic views over the main level
- Stone columns imported from Mexico
- Recessed lighting and in-ceiling sound speakers
- Built-in entertainment center
- Bench seat featuring Saltillo tile
- Large storage closet
- Rear staircase to main level
- Home's second powder room

### STUDY (20' X 17')

- Private corner office with double-door entry
- Solid wood doors made in Monterrey, Mexico
- Walls of double windows
- Two walls of natural wood built-ins
- Wet bar
- Tray ceiling
- Recessed lighting and wall sconces
- Hardwood flooring

### BEDROOM #3 (17' X 14')

- Double-door entry
- Tray ceiling with recessed lighting, 5-blade ceiling fan, and built-in ceiling speakers
- Full wall of built-ins with desk
- Built-in daybed under an arched opening
- Hardwood flooring
- Large walk-in closet
- Updated en-suite bath with tub/shower combination, oversized vanity with knee space, vessel sink, private water closet, and crystal chandelier.

### BEDROOM #4 (18' X 15')

- Double-door entry
- Tray ceiling with recessed lighting, 5-blade ceiling fan, and in-ceiling speakers
- Windowed sitting area under arched opening
- Wall of built-ins with desk
- Hardwood flooring



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- Updated en-suite bath with tub/shower combination
- Large walk-in closet

### **BEDROOM #5 (18' X 13')**

- Tray ceiling with recessed lighting, 5-blade ceiling fan, in-ceiling speakers
- Full wall of built-ins with desk
- Hardwood flooring
- En-suite bath with walk-in shower and furniture-style vanity
- Closet in bath

### **UTILITY ROOM**

- Positioned off the garage with laundry chute
- Accommodates full-size side-by-side washer and dryer (included)
- Sink and folding space

### **PATIO & POOL**

- Expansive covered veranda off the living room with large ceiling fan and mosquito control system
- SONOS® sounds system
- Outdoor oasis with sparkling heated pool
- Pool was replastered in 2018 and with updated water feature
- Pool is ~6-feet at its deepest point
- Air-conditioned full pool bath
- Pool is surrounded by expansive decking with a separate area for al fresco dining
- Rear of the home is enclosed by tall privacy fence with towering shade trees

