



Features and Upgrades

16106 Horseback Court

Exterior

Premium cul-de-sac lot – one of the largest in the area with backyard green space (14,919 SF – 0.34 acre) and plenty of space for outdoor entertaining and a pool

Huge 10x30 covered patio with ceiling fans, recessed lighting and string lights

Outdoor gas log fireplace

Outdoor TV connection

Gas grill connection

Wired for sound/speakers

Full sprinkler system (9-12 stations)

Culligan water system stays with the home

Custom landscaping

ADT video doorbell

Outdoor surveillance cameras (8); 2 are integrated with ADT security system; 6 are under stand-alone system with each camera recorded 24x7 by NVR

Motion detectors

Custom coach lighting with auto on/off sensors

3-car garage

Lift Master garage door openers controlled via smartphone or table WiFi

Attic decking for storage

Glass break sensors

Interior

Four bedrooms

Three full bathrooms

Plantation shutters on every window

Ceiling fans in every room

Luxury flooring

Tall ceilings

Custom built-ins in mud room off of garage entry

Under cabinet lighting on kitchen cabinets

Custom light fixtures

Oil rubbed bronze fixtures throughout

Culligan water system stays with the home

Reverse osmosis water tap

Gourmet series appliances: Double ovens, 5-burner gas cooktop, microwave, dishwasher

Granite countertops

Subway tile backsplash

Office/Study with double glass doors and tall tray ceiling

Built-in desk and cabinets in office/study

Wine/beverage refrigerator in breakfast room

Built-in cabinets in breakfast room

Large walk-in pantry

Wired for surround sound

Oversized shower with two shower heads

Laundry room with built-ins; Gas and electric dryer connection; Washer connection

Motion detectors

AT&T internet; AT&T WiFi system hardware stays with the home. (Xfinity cable wiring at backyard, but not connected to home)

Fire/Smoke/Carbon monoxide/glass break sensors – all monitored by ADT

Glass break sensor

HVAC Thermostat regulated via smartphone or tablet

Recessed lighting in entry, living, dining, primary bedroom, and patio have dimmer switches

Natural gas water heater and furnace

Crown molding in entry, office/study, primary bedroom

Refrigerator, washer and dryer stay with the home