

610 Harold Street

Audubon Place Historic District / Montrose

Entry

- Double entry doors each with large peep hole
- Double heightened entry
- Chandelier
- Decorative faux finish walls throughout most of first floor
- Versailles pattern travertine floor throughout most of the first floor
- Entry coat closet under stair
- Sweeping staircase with wrought iron railing, painted risers, wooden treads

Study – 16 x 15

- Location – 1st floor, to the left of the entry
- Double entry single lite doors
- Wall of built-in bookcases
- Pencil drawer
- Lower cabinets
- Upper shelves
- Windows (2) facing South with blinds
- Crown molding
- In-ceiling speakers
- Versailles pattern travertine floor

Dining Room – 17 x 15

- Location - to the right of the entry
- Set up as a Living Room
- Chandelier (reserved)
- Groin vault ceiling
- Decorative art on the walls is reserved
- Draperies (will remain with the property)
- Windows (2) facing the front yard / South
- Versailles pattern travertine floor
- Large archway to the entry
- Archway to the Butler's Pantry and Kitchen

Powder Bath

- Faux finish walls
- Crown molding
- Upper cabinet over toilet
- Kohler one-piece elongated toilet
- Decorative mirror and sconces
- Vanity mount lavatory
- Wall mount faucet
- Versailles pattern travertine floor

Family Room – 24 x 17

- Double heightened ceiling with clerestory windows
- Heatilator direct vent gas fireplace
- Wall-mounted speakers
- Crown molding
- Juliet balcony overlooking Family Room from Game Room
- Opens to large Breakfast Room through an archway
- Versailles pattern travertine floor

Primary Bedroom – 26 x 16

- Location - first floor
- Vestibule to bedroom with art niche/shelf and Versailles pattern travertine floor
- Engineered scraped hardwood floor
- Archways to sitting area with bow window overlooking swimming pool and spa
- Recessed lighting throughout decorative ceiling
- Coffered ceiling
- Faux finish walls

Primary Bath – 20 x 7

- Double doors from the bedroom to the bathroom
- Dual / separate marble vanities (third marble vanity for art niche)
- Kohler tub with slab marble decking and mosaic tile upper accent
- Double vanity with lower vanity with make-up knee space
- Private water closet
- Linen cabinets
- Chandelier
- Groin vault ceiling & barrel vault ceiling
- Glass block accent wall behind tub (west)
- Large walk-in closet with pulldowns, triple / double / single hanging rods in built-in shelves, dressers with six drawers and wrap around shelves (2) for shoes or T-shirts

Breakfast Room 16 x 13

- Bow window
- Double crown molding
- Chandelier
- Versailles pattern travertine floor
- Opens to Family Room & Kitchen with bar seating

Kitchen – 13 x 13

- Open to Breakfast Room with bar seating
- GE Monogram stainless steel 5-burner gas cooktop
- Bosch stainless steel dishwasher
- GE Monogram stainless steel dual convection ovens
- GE Monogram stainless steel microwave

Karen Harberg
Sales Associate
(c) 281.546.9444 | (o) 832.899.4788
Karen.Harberg@Compass.com

Kitchen [continued]

- Walk-in pantry with wraparound shelving
- Samsung stainless steel refrigerator (remains with the property)
- Granite counters
- Tumbled marble diamond shape backsplash
- Granite window cell
- Versailles pattern travertine floor

Butler's Pantry

- Seeded glass front upper cabinets
- Granite counters
- Diamond shaped tumbled marble backsplash
- Wine chiller
- Versailles pattern travertine floor

Laundry Room – 6 x 6

- Location - first floor across from Butler's Pantry
- Washer / dryer connections (gas and electric dryer connections)
- Washer and dryer (will remain with the property)
- Versailles pattern travertine floor
- Upper cabinet
- Breaker boxes

2nd Floor

- Carpeted landing
- Bridge connecting east and west sides
- 2-bedrooms with Hollywood bath on the west side
- Bedroom 4 & Game Room with shared Hollywood bath on the east side

Bedroom 2 – 17 x 16

- Location – 2nd floor, to the left of the Gallery
- Carpet
- Coffered ceiling
- Recessed lighting
- Ceiling fan
- Double crown molding
- Plantation shutters
- Vanity
- Walk-in closet (separate from the Hollywood Bath wet area)
- Attaches to Hollywood Bath, shared w/Bedroom 3

Attached Hollywood Bath

- Tub / shower
- Toto toilet
- Linen cabinet
- Laundry hamper

Bedroom 3 - 16 x 15

- Set up as exercise room
- Carpet
- Private vanity (separate from the Hollywood Bath wet area)
- Walk-in closet in vanity area
- Curved wall from the back side of the stair
- Windows (2) facing the front / south
- Crown molding
- Recessed lighting
- Ceiling fan with light kit
- Attaches to Hollywood Bath, shared w/Bedroom 2

Bedroom 4 – 14 x 14

- Location – 2nd floor, south east side
- Windows (2) overlooking the front yard / south
- Crown molding
- Coffered ceiling
- Recessed lighting
- Ceiling fan
- Single vanity with marble counter
- Walk-in closet with single and double hanging rods

Attached Full Bath

- Tub / shower
- Kohler toilet
- Large vanity with linen cabinet

Game Room – 18 x 15

- Location – 2nd floor, to the right at the top of the stairs
- Closet with security system
- Set up as sitting area
- Juliet balcony overlooking the Family Room
- Large walkout balcony overlooking the driveway, 4-car garage and swimming pool
- Attached Hollywood Bath, shared w/Bedroom 4

General

- Gated property
- Professionally landscaped front yard
- Large (4) Corinthian columns
- Slate entry
- 4-car garage
- Pool bath in garage with exterior door from garage to the backyard
- Pedestrian door into garage
- Automatic gated driveway
- Pergola / cabana in backyard (2021) per Seller
- Pool (Resurfaced 2022) per Seller
- Roof (house 2022 and garage 2022) per Seller
- Fence on west side of property (2022) per Seller

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