

# 442 AMANDA CIRCLE

## HOUSE FEATURES & AMENITIES :

### INTERIOR :

- Reverse Floor Plan
- Spray Foam Insulated Subfloor
- Water Softener
- Reverse Osmosis System
- Hurricane Double Steel Entry Doors
- Elevator - Service All Floors
- Custom Arched Windows
- Storm Grade Windows (All Windows)
- 9' & 10' Ceilings
- Trey Ceilings
- Hand Troweled Drywall Texture
- Tile Floors
- Solid Wood Interior Doors
- Custom Window Shutters
- Custom Power Shades
- Remote Ceiling Fans
- Custom Cabinets
- Copper Sinks
- Quartzite All Countertops throughout
- Attic Storage

### EXTERIOR :

- Corner Lot Location
- Circle Driveway
- Unrestricted Panoramic Bay Views
- Concrete Foundation Piers
- In - Ground Swimming Pool
- Piling Under Pool
- Jewel Scapes Pool Finish
- Aluminum Fence - All Around (Fully Fenced)
- Covered Boat House with Lift for 26' Boat
- New Bulkhead Section
- 18' BFE (Base Flood Elevation) - (15' required)
- Exterior Stucco System
- Faux Cupola
- Decked Tile Balconies (2nd & 3rd Floor)
- Storage Closet on 3rd Floor Balcony
- Standing Seam Metal Roof
- Trex Stairs
- Aluminum Handrail Spindles
- Finished Garage Area with Densglass Sheathing
- Insulated Dry Room
- Garage Doors that Open to ALL Sides: Canal, Pool & Both Adjacent Driveway Entrances
- Golf Cart Driveway
- Power Garage Door Openers
- Landscaping Irrigation
- Neuma Impact Glass Exterior Doors