



\$ 850,000



# 701 REINICKE

This home embraces modern living with traditional charm. A well maintained rare single family detached home that has multiple areas for entertaining, green spaces, a luxurious pool and outdoor oasis.

**Property Improvements:**

- 2023 Primary Bathroom Remodel ~\$30,000
- 2023 Guest Suite 2 ton Trane AC Condenser
- 2023 Irrigation Controller and Valves Replaced
- 2023 Site Built Steel Frame Yard Storage Shed
- 2022 Replacement Iron & 2x6 Lumber Front Fence
- 2022 High Efficiency RUUD Furnace/AC System
- 2022 Direct Drive Garage Door Opener
- 2022 Insulated, Sealed, Textured Garage Door
- 2022 LED Programmable Pool lighting - Multicolor
- 2022 Media Room - Carpet Installation
- 2021 New Fireplace, Chimney Cap and Pipe
- 2021 Mosquito Spraying System - Ready
- 2021 Vivint Video Security and Camera System
- 2021 Guest Suite Bathroom Remodel
- 2021 Guest Suite - Carpet Installation
- 2021 Jacuzzi Brand Pool & Polaris Pump and Filter
- 2019 30yr Architectural Shingle Roofing Installed
- 2016 50 Gallon Gas Hot Water Tank
- 2016 Main House 3.5 ton Lynox AC Condenser

**Property Features:**

- Guest Suite is self-contained and has Generator Hookup for power loss – A/C, Hot Water, Lighting
- Landscape Lighting – 110v wired around property
- Gas Line ready for Pool Heater @ Pool Equipment
- Full House Wall and Ceiling Speaker Set-up
- New 2023 Cedar Fencing in back yard on South side
- 15 Year Polymer Upper Balcony Coating – 2017
- Attic Decking & Lighting installed - 2020
- Stained Concrete Flooring – Low to no Maintenance and Energy Efficient
- Gas Fireplace with modern glass linear flame presentation 1st floor – Wood burning in Primary
- Quartz Fireplace Surround w/Marble Hearth
- Commercial Grade DCS Fisher Paykel Cooking
- Primary and Secondary Room Closet Systems
- Bluetooth Primary Bath speaker/fan/lighting
- Property Irrigation System
- KitchenAid High-End Dishwasher installed 2019
- Internet WiFi controlled Pool Pump, Thermostat, Irrigation Controller, Security System, Front Door and Garage Door