

3 BROOKWOOD COURT HOUSE FEATURES LIST

- Spa Bath
- Designer Fireplace, unique wall to wall Mocca Italian Marble with Gas Log Fire
- Surround Speakers in family room and patio
- Ceiling fans throughout
- T.V Outlets throughout, two in master bedroom.
- Landscape lighting front and rear Aluminum (non-corroding)
- Custom Gates and Fencing
- Convenient Mail Box, situated on corner of Lot accessed using the Patio steps
- Partial floored roof space complete with lighting and three access points - note: roof space relatively cool due to Glazed Tiles Roof
- Insulated Garage Doors
- Epoxy Sealed Garage floor
- Garage Utility Tub with hot and cold
- Custom Work Bench
- Sky Tunnel "VELUX" Solar Lighting in guest bathroom
- Drive way and Rear Patio covered with pavers
- Custom Built Office Cabinets and Desk with Cable Tidy
- TACHUS 1Gig Fiber Optic Internet installed throughout house with "Luxul" Wireless equipment
- Tiled Foundation Slab tiled front and rear of house
- Half of shared Adjacent Lot (Area?)
- Utility Room - Dryer - Washer- Sink - Fridge/Freezer - Chest Freezer - Closet and Cabinets with ample storage Cabinets complete with under cabinet lighting
- Two Air Con Units
- Air-Conditioned bedroom closets
- WATER TANKS REPLACED 2023
- AC UNITS REPLACED. WITHIN LAST 5 YRS driveway
- Natural Gas Water Heater
- Water Filter
- Water Softener plus Filter
- Xmas Light Outlets under Eaves
- Paved Driveway

The fossilized lime stone incorporated in the construction of this home, comes from the Paris basin north east of that city in France. Considered geologically a young rock, formed 45 million years ago when geological structures moved shifting up the seabed, home to the Gastropods contained in the composition of the stones. The

movement of plates caused the birth of France, the Swiss Alps along with the rest of Europe to rise from below the sea.