



2751 San Nicolo Lane Features

Westin / Owens floor plan / 4 BR / 3.5 BA / 2 CAR | 4385 sq ft | built 2017

Overview

- Double 8 ft. front entry doors
- Large foyer with triple rotunda ceiling over curved stairway with wrought iron rails
- Builtins: primary bedroom, secondary bedroom, office/study, family room, game room, upstairs study/work area
- Luxury finishes w/custom light fixtures thru-out
- Custom 4" plantation shutters
- Coffered, tray, and/or recessed ceilings throughout
- Alarm system w/ exterior cameras, whole-house zoned sound system (interior/exterior)
- Irrigation system - front & back yards

Kitchen

- Wolf gas range with griddle
- Pot-filler faucet over gas range
- Glass subway backsplash
- Beveled-edge granite countertop
- Large island for breakfast bar seating
- Farmhouse sink with touch kitchen faucet

Living Areas

- Family room gas log fireplace with blower and remote & builtin shelving and cabinets
- Chair railing and coffered ceiling in dining room
- Barn door entry to movie theater room
- Movie theatre room includes home theater components, screen, projector & 6 custom designed, electric recline theater seats
- French door entry to oversized office with built-in floor-to-ceiling cabinet & shelving
- Upstairs flex/game area has builtins with microwave & refrigerator that convey

Patio and Backyard

- Oversized covered patio
- Patio extension w/custom built pergola
- Professionally landscaped
- Surround sound
- Gas connection available for outdoor grill

Bedrooms

- All bedrooms with en suite baths
- Custom designed primary closet built-ins

