

# 5104 Caroline Street – Unit 702

## THE MOND



### House Overview

<b>Bedrooms</b>	2
<b>Baths</b>	2 Full, 1 Partial
<b>Square Feet</b>	2,637 per HCAD
<b>Schools</b>	Macgregor Elementary Cullen Middle School Lamar High School

### Owner Upgrades

Savant Home Automation System including Dimmers  
Video Distribution System  
Sony Receiver  
Surround Sound in Living Room  
Built in Subwoofer  
Addition Speakers  
Art lighting Throughout the Condo including Additional Light Fixtures Than Standard Condo  
Honeywell Thermostats  
Screwless Light Switch Plates and Wall Plates

### Kitchen

Panel Front Miele 48" Refrigerator/Freezer  
Miele 30" Convention Oven, Sensor Tonic  
Miele 24" Speed Oven, Sensor Tonic  
Miele Knock Open Dishwasher  
Miele 36" stainless 5-burner Gas Cooktop  
Lutron Electric Shades  
Silestone Calacatta Countertops  
Dornbracht Kitchen Faucet and Air Switch  
Julien Custom Under-mount Kitchen Sink  
Eggersman Kitchen Built Ins  
Custom Enclosure of Kitchen Cabinets and Speakers

Miele Built-in Wall Vent Hood - Vent Exhaust to Exterior  
LED Under Cabinet Countertop Lighting  
Wide Plank Hardwood Flooring

### Dining Room

Custom Ceiling Eliminating Fir Down  
Moooi light fixture  
Custom Valances  
Lutron Electric shades  
Speakers  
Wall of Floor-to-Ceiling Windows with Cityscape Views  
Open to Living Room  
Wide Plank Hardwood Flooring

### Living Room

Custom Valances  
Lutron Electric Shades  
Speakers with Surround Sound and Built-in Subwoofer  
Wall of Floor-to-Ceiling Windows with Cityscape Views  
Access to Outdoor Terrace via Sliding Glass Doors  
Wide Plank Hardwood Flooring

### Wet Bar

Dornbracht Faucet Fixture  
Blanco sink  
Miele Under Counter Cooler, 34 bottles.  
Wide Plank Hardwood Flooring

### **Powder Room**

Dornbract Bathroom Fixtures and Accessories  
One Piece Kohler Toilet  
Countertop to Ceiling mirrors  
Speakers  
12"X 24" Porcelain Tile Flooring

### **Home Office**

Located Away from Living and Entertaining Areas  
Double Door Access  
Wide Plank Hardwood Flooring

### **Primary Bedroom**

Lutron Electric Shades and Black Out Shades  
Custom Valances  
Carpeted

### **Oversized Dual Master Closets**

Built-In Shelving and Aluminum Hanging Rods by California Closets

### **Primary Bathroom**

Moooi Light Fixture  
Silestone Quartz Countertops  
Floating Cabinetry with Undermount dual Sinks  
Mirror from Countertop to Ceiling  
Kalista Bathroom Fixtures  
Dornbracht Towel Bars  
Kohler One Piece Toilet  
Custom Valance  
Madeval Linen Closet  
Master Bath 3/8" Thick Frameless Glass Shower Enclosure  
Statement Light Fixture  
Master Bath Soaking Tub  
12"X 24" Porcelain Tile Flooring

### **Secondary Bedroom**

Lutron Electric Shades with Black Out Shades  
Custom Valance  
Large Closet with Built-In Shelving and Aluminum Hanging Rods By California Closets  
Carpeted

### **En Suite Bathroom**

Mirror from Countertop to Ceiling  
Kalista Bathroom Fixtures  
Kohler One Piece Toilet  
Glass Enclosure of Shower (partial)  
Porcelain Bathtub  
Custom Valance  
12"X 24" Porcelain Tile Flooring

### **Laundry Room**

Madeval Cabinetry  
Extensive Storage  
Stainless Steel Sink  
Full Size Washer/Dryer Hookups  
Built-in Hanging Rod  
12"X 24" Porcelain Tile Flooring

### **Exterior**

Glass Balcony Railing Providing Unobstructed Views  
Fire Ribbon Outdoor Fireplaces  
Built in Gas Outdoor Grill  
Quartz Countertops  
Ceramic Tile Backsplash  
Porcelain Floor Tiles  
Statement Wood Ceiling

### **Building Amenities**

24-Hour Concierge  
Double-Height Entrance Lobby  
Appointed  
Two Dedicated Parking Spaces  
Two Elevators  
Back-Up Power Generator in Case of Outage

### **Building Features**

Concrete And Steel Construction  
Acoustically Separated Partitions and Floors Designed  
By an Acoustical Engineer  
Level 5 Museum Quality Drywall  
Solid Core Flat Panel Interior Doors  
Covered, Enclosed Parking with Direct Controlled  
Access Into the Building  
High-Performance, Double-Glazed Commercial Grade  
Windows  
Expansive Low-E Glass Facade That Maximizes Access  
To Natural Light and Views of The Surrounding Parks and

Tree-Lined Streets  
Trash Chute Access on Each Floor  
All Points of Entry Are Access-  
Controlled  
Gas Is Provided to Building from One  
Master  
Meter—Gas Usage to Be Paid by  
Condominium  
Association, Not Individual Owners  
Fire Sprinkler System in All Residences  
and Common  
Areas

**COMPASS**



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