

# 2314 Umber Oaks Home Features

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Inviting entry with high ceilings and neutral tile flooring  
Double glass and wood front doors  
11-14' ceilings in main areas  
8' doors throughout  
Oversized neutral tile flooring in all main areas, study, and game room  
Open kitchen/family room area for entertaining and everyday living  
Spacious dedicated dining room with wood flooring.  
Stainless appliances- gas cooktop, ovens, and refrigerator  
Granite countertops in the kitchen  
Utility room centrally located  
Primary bedroom at the back of the home with views of the pool  
3 secondary bedrooms (one with private ensuite bathroom).  
Private powder bath located in the center of the home.  
All bedrooms include walk-in closets  
Additional floored attic storage above the garage  
3-car tandem garage and wide driveway  
Oversized covered back patio fully screened in with 2 large fans  
Double pane windows  
Full gutters  
Window coverings throughout.  
Oversized screened-in porch with fans.  
Outdoor Oasis with Fire pit, Pool and hot tub  
Reverse Osmosis spigot at kitchen sink.  
Full house water softener (2022)  
Spring Landscape update (2025)  
Carpets cleaned (2025)



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