



INTERIOR LIFESTYLE APPOINTMENTS

- Hardwood floors throughout all main living areas, office, & master suite
- Custom tile flooring in utility room and baths
- 12' Cathedral ceilings in main living spaces
- Premier Shaw carpet in bedrooms
- 54" linear natural gas fireplace
- 8' solid core shaker-style doors
- Spacious California Room w/Phantom screen & stacking Western doors
- Custom motorized shades in kitchen and living room
- Nest dual air upstairs and downstairs
- Smooth imperfect drywall finish throughout

MODERN KITCHEN BUILT FOR EVERYDAY LIFE

- Modern Beech Shaker-style cabinets w/soft close drawers & designer hardware
- Designer selected leather-finish granite slab countertops
- Custom subway tile backsplash
- Thermador Pro series appliances w/6 burners + griddle range & wall oven
- Kohler apron front farmhouse sink and faucet with pull-down spout
- Spacious walk-in pantry & bake center + additional culinary prep counter

LUXURIOUS SERENITY BATHS

- Floating Beech cabinet vanities
- Granite countertops with 2" mitered edge
- Modern Kohler sinks and features
- Floor-to-ceiling tile shower surrounds
- Designer-selected powder bath with vessel sink
- Expansive master bath w/his & hers closets + built-in valet
- Master bath includes Kohler freestanding tub, curbless shower entry, & barn door

TIMELESSLY AUTHENTIC EXTERIOR

- Sophisticated Wine Country architectural elevation
- Eagle concrete tile 50 year roof
- Milgard Montecito Series dual pane Low E2 windows
- Beautiful and welcoming front and backyard landscaping
- Outdoor Diablo Grills built-in bbq kitchen (2018)
- Custom pool w/water & fire features (2018) & solar heating (2019)
- Cozy outdoor fire pit (2018)
- Tiled courtyard creates a sunlit centerpiece with stacking doors off kitchen
- Three car garage with new epoxy flooring that offers plenty of parking with spacious driveway
- RING security cameras, security lights and doorbell system

REKNOWNED MASTER-PLANNED COMMUNITY

- Stunning Serrano Country Club golf course community
- Excellent school ratings including Lakeview Elementary, Rolling Hills Middle, and Oak Ridge High School
- HOA dues include guard-gated access, common areas, & road maintenance
- Walking trails and park