

Modern

LUXURY HOME IN SHERMAN OAKS

Modern Luxury Meets Smart Living. A complete reimagining of contemporary design — every system, surface, and finish upgraded with premium craftsmanship and state-of-the-art technology.

Property Highlights

- Full modernized remodel with all-new insulation, plumbing, electrical, and sewer line
- New roof (2023) and HardieBoard cement siding
- Milgard Ultra Series windows and French doors throughout
- Solid oak front door and concrete paver driveway
- 4.5kW Solar energy system with dual-zone high-efficiency heat pump and A/C
- Tankless water heater and Life Source whole-home water filtration system
- Wired AT&T fiber internet for ultra-fast connectivity
- Smart home system controlling lighting, blinds, switches, master fan and front door entry — app-controlled and Alexa-enabled
- Arlo home security system with 11 cameras

Interior & Design

- Custom closets throughout
- Custom master bedroom bookcase with integrated “kitty elevator”
- Haiku ceiling fan in master suite
- Restoration Hardware fixtures, including shower and bath hardware, mirrors, shelving, and hook accessories throughout bathrooms
- Custom master vanity in White Russian Oak with Carrara marble countertop
- Toto toilets with Japanese bidets and wireless remotes
- Rejuvenation lighting in kitchen and dining spaces

Gourmet Kitchen & Bar

- Viking Professional stainless-steel freestanding convection range with 4 burners, griddle, and shelf
- Proline stainless-steel hood (900 CFM)
- Fisher & Paykel stainless-steel double-drawer dishwasher
- Samsung stainless-steel Bespoke 4-door French-door refrigerator with beverage center
- LG Stainless Steel Convection Built-In Microwave with Sensor Cooking and Air Fry
- Quartz countertops with 2-basin apron sink and touchless faucet
- Dedicated baking area with butcher block worktop
- Custom kitchen and bar shelving with hanging wine glass rack
- VinoTemp 155-bottle wine refrigerator and 300-bottle custom wine cellar



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Laundry & Utility

- LG Black Steel single-unit WashTower — large-capacity washer and electric dryer
- Custom-built garage workbench and full woodshop

Outdoor Living & Entertaining

- Trex composite decking and custom outdoor dining deck complete with Gazebo with 10-person redwood dining table
- Outdoor kitchen featuring:
 - o Yoder Smokers built-in pellet grill with ACS & valance
 - o Gozney dual-fuel (wood/gas) pizza oven
 - o Built-in stainless steel ice chest and custom wood-chopped storage drawers
- Built-in seating area with custom concrete gas firepit
- Heated ModPool (shipping container pool) with Intellichem smart chlorine system, Pentair remote app, 8 spa jets, multicolor lighting, and 3-jet water fountain feature

Landscaping & Grounds

- Professionally designed landscaping with:
 - o White wine grapevines, citrus trees, Palo Verde, and raised garden beds
 - o Privacy Podocarpus trees and high-grade artificial grass
 - o Automatic timed landscape lighting, drip irrigation, and French drains
- Ping Pong garden area

Every inch of this home has been thoughtfully designed to combine luxury, efficiency, and modern comfort — a rare opportunity for elevated living.



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