

## **26512 Mimosa Ln. Mission Viejo**

### **View Home**

- **City-approved, professionally designed custom residence in Mission Viejo**
- **Square feet expanded from 1,212 to 1,746**

### **INTERIOR**

- **This home has been completely restructured with new interior walls, doors, windows and more:**
- **New front door**
- **Smart home feature with entry and video capability**
- **Large dual-pane windows**
- **Architecturally designed Skylights in hall way and kitchen area for natural light**
- **Brand New redesigned gourmet kitchen with self-closing cabinets**
- **Large center Island, Quartz counter top**
- **KitchenAid appliance package including Refrigerator**
- **New Exhaust fan system in kitchen**
- **Brand New designer bathrooms with new fixtures**
- **Custom / Media Wall in living area**
- **Luxury Vinyl flooring throughout**
- **New modern Baseboards throughout**
- **New doors and new built in closet**

- **Decorative designer lighting**
- **Updated Electrical System with new switches**
- **Energy-efficient LED Recessed lighting & contemporary fixtures**
- **Re-piped Plumbing System**
- **New drainage**
- **Updated A/C system and additional ducting**
- **New Water Heater**
- **Epoxy-coated garage**
- **New Garage door opener**

### **EXTERIOR LANDSCAPING**

- **New backyard fencing**
- **New side door to backyard**
- **New Artificial Turf Landscaping**
- **Composite Decking**
- **Updated Drainage System**
- **Decorative Planter Box**
- **Enhanced outdoor lighting**
- **Exterior New Paint and many more**