

FEATURES LIST

686 SKYVIEW TERRACE
VENTURA, CA 93003

INTERIOR

- Kohler Generator for emergency whole home back-up power
- Whole home water filtration system and owned water softener
- 5-ton AC system
- Whole home wired Sonos stereo system
- ADT Alarm system installed
- Wifi extenders throughout home
- Gourmet Kitchen featuring:
 - WOLF double ovens plus warming tray
 - Double wide Subzero refrigerator & freezer
 - Granite counter tops & backsplash
 - Walk-in pantry
 - Oversized kitchen island with counter seating & sink
- Remote control blinds in living room, dining room & primary bedroom
- Garage Features:
 - Raised garage door entrance (8') to allow taller vehicles
 - 240 Volt outlet in garage for EV charging capability
 - 220 & 50 amp outlets in garage
 - Pull-Down ladder access to custom storage attic above garage with wench
 - Floor safe installed in garage floor
- Tankless Water Heater
- Fresh interior paint (2026)

EXTERIOR

- Digital camera system & motion lights surrounding exterior
- Four & six inch drainage pipes plumbed to street throughout the lot
- Room for RV/Boat/Multiple car parking
- RV 50 amp receptacle
- Backyard Kitchen including:
 - Natural gas plumbed to BBQ
 - Sink
 - Two countertop bars & seating
 - Cabinet storage
- 12' x 12' Storage shed
- Gardening bed
- Fire pit plumbed with natural gas
- Timer irrigation system on full permitter of landscape
- Fire safe eaves, tile roof
- Low maintenance wrap around concrete patio
- Extensive lot stabilization by Earth Systems Geotechnical. Permits/house plans available
 - Re-compaction of soil 4' deep at 90% density.
 - Six caissons installed deep within soil
 - Numerous concrete reinforced horizontal beams placed in footings

****ALL Plans, Reports and City of Ventura and Permits available.**