

621 Malabar Drive Additional Features

Property Overview

- Home is being sold fully furnished, except for the following exclusions: gym equipment, personal property, art, and accessories.
- Full detailed inventory available upon request.

Primary Suite (Main Level)

- Spa-inspired bath opens to the pool terrace with luxurious chandelier and heated floors.
- Spacious bedroom with corner fireplace.
- Expansive designer closet features custom lighting, storage cabinets, and room for two wardrobes and shoe collections.

Secondary Primary Suite (Upstairs)

- Ocean views with private balcony and glass balustrade.
- Built-in closet and lighted display case.
- Bathroom includes soaking tub, shower, heated floors, large storage closet, and wine fridge.
- Misty Closet: Wired for a TV directly behind the mirror.

Additional Bedrooms & Office

- Third en-suite bedroom with built-in closet, fenced patio, and heated bathroom floor.
- Gym: Wired for a TV on the wall located between the closet and the sliding doors.
- En-suite office with built-in cabinetry; can easily convert to a fourth bedroom.

Interior Highlights

- Large laundry room with washer/gas dryer and abundant storage cabinetry.
- Accent lighting and extensive storage throughout.
- Refinished hardwood floors, clerestory windows, and skylights (all tinted with UV protection).

Smart Home & Technology

- Custom Control 4 System controlling:
 - Living Room: 85" Sony backlit TV with large subwoofer.
 - Primary Bedroom: 65" Samsung Art TV.
 - Whole-house and backyard speaker system.
 - Blackout Lutron blinds throughout.
 - Two gas fireplaces.
 - Security system with 9 cameras around the perimeter and garage.

- Doorbell cameras on front door and side gate. Automatic front and garage entry door locks.
- Whole-house security by DHS with glass break sensors and Alula app.
- MyQ Garage Door Opener integrated with Control 4.
- Two HVAC systems, both linked to Control 4.
- Landscape lighting and irrigation each on app control.
- Whole-house water filtration with FloLogic monitoring, automatic shutoff, and tankless water heater.
- Central vacuum system throughout the home.

Kitchen Highlights

- Two Sub-Zero refrigerators/freezers.
- Two Wolf stovetops/ovens.
- Two Bosch dishwashers.
- Miele microwave and warming drawer.
- Miele Built-In Plumbed Smart Coffee System
- Two wine fridges and two beverage fridge drawers (Sub-Zero).
- Stunning Cristallo Vitrum quartzite countertops with an extra-large waterfall island.

Outdoor Features

- Pool and large spa resurfaced with AquaBright (Blue Granite) and glass tile; includes auto-fill and iAquaLink app control.
- Patio features gas fire-pit and three built-in Bromic heaters.
- Three-car garage with removable storage wall system and large storage closet.
- Pool tile and limestone deck professionally cleaned and sealed.