



Residence features Include:

1	Custom wall-to-wall built-in cabinetry in the Game Room entertainment area.
2	Built-in study desk and workspace at the upstairs landing.
3	Added custom cabinetry in the Laundry Room for enhanced storage and organization.
4	Built-in entertainment center in the Primary Bedroom TV area.
5	Professionally designed custom-built primary closets with upgraded storage solutions.
6	Expanded walk-in pantry/prep area behind the kitchen featuring additional cabinetry and countertop workspace.
7	Upgraded tile flooring on both the front and back porches.
8	Epoxy-coated garage floor for durability and a polished finish.
9	Whole-home water softener system.
10	Resort-style infinity-edge pool and spa.
11	Private putting green for golf enthusiasts.
12	Smart irrigation/sprinkler system for efficient landscape maintenance.
13	Upgraded floor-to-ceiling kitchen cabinetry with extended upper cabinets for maximum storage and a luxury appearance.
14	Premium double oven package with integrated Air Fryer functionality.
15	Expansive sliding glass doors providing abundant natural light and seamless indoor-outdoor living.

Exclusions

	Ceiling fans, refrigerator, washer/Dryer, Window treatments, Chandelier (Dinning, breakfast & Office)
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Average Cost Utilities

1	Water & sewer: \$275
2	Electricity: \$300
3	Gas : \$172
4	HOA \$1,929/ Year

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