

Additional Information 2241 Tordeur Court

Entrance/Foyer

Wood/glass French doors/Palladian window above
Additional window facing front
Double story
Neutral marble flooring
Curved double staircase with neutral carpet/wood border/stained railing
Neutral paint (**March 2016**)
Chandelier
Sconce lighting (6)-replaced **March 2016**
Art alcove with recessed light
Guest coat closet
Door to Den/Office
Step down to Great Room

Half Bath

Neutral marble flooring
Neutral paint/crown molding
Chandelier
Pedestal sink/Kohler toilet
Window facing front

Dining Room

Neutral carpet/neutral marble border
Neutral paint (**March 2016**)
Arched open entrance w/pillars
Tray ceiling/crown molding
New ceiling light fixture (**March 2016**)
Open to Foyer/Hallway/Back Hall
Window facing side/driveway
Built-in speakers

Den/Office

Neutral carpet
Built in stained bookcases/cabinetry/entertainment
Stained, paneled wainscoting
Stained crown molding with dentil detail
French doors to Great Room

Den/Office (con't)

6 windows
Door to Foyer
Closet
Recessed lighting
Built in speakers

Great Room

Neutral carpet
Neutral paint
Double story cathedral ceiling/wood beams/ceiling fan
2 walls of 2-story floor to ceiling windows overlooking wooded conservancy w/water views
Custom shades (east)
Wood burning fireplace w/limestone surround/hearth/full masonry stone
Sconces on fireplace stone
Glass French Doors to Den/Office
Sliding glass doors to large back deck
Step up to Dinette
Carpeted curved staircase to LL
Built in speakers

Kitchen

Newly painted (neutral) –**March 2016**
Neutral tile flooring
Neutral tile backsplash
Recessed lighting/new light fixture over sink (**March 2016**)
Granite and corian counters/stained cabinetry
Neutral corian double sink with gooseneck fixture
Soap dispenser/filtered water
Garbage disposal
Window above sink overlooking deck
Stained pocket door to large walk-in pantry (recessed lighting/abundant storage)

Island:

New granite top (**March 2016**)
Storage w/ built in spice racks
Maytag dishwasher in island
Outlets

Appliances:

Viking 4 burner gas cooktop with
griddle/grill in center/pot storage below
Vent-a-hood above cooktop
Sub-Zero cabinet-front refrigerator
Maytag dishwasher (in island)
GE microwave
GE Profile double ovens

Dinette area:

New light fixture (**March 2016**)
Neutral paint
Stained window seat
Bank of windows overlooking deck
Built in cabinetry/desks w/granite
tops/china cabinet
Step down to Great Room

Back Hall Area:

Door to back deck/deck has stairs
leading down to lower brick patio
Recessed lighting
Neutral paint/neutral tile floor
Locker/storage/mud area with
hooks/cabinetry/bench (stained
woodwork)
Carpeted back staircase to upper level

Laundry Room

Window facing back
Neutral wallpaper
Neutral tile flooring
Recessed lighting
Pull-down ironing board
Stainless steel utility sink/sprayer
Hanging rack
Laundry chute

Laundry Room (con't)

Abundant storage/cabinetry/counters
Washer and gas dryer stay (Maytag
Neptune)

Half Bath

Neutral tile flooring
Sconce lighting
Additional recessed ceiling lighting
Hammered metal sink w/granite top
Neutral painted chair rail
Black Kohler toilet
Window overlooking deck

Upper Level

Master Bedroom/Suite

Neutral carpet
French/door entry from upstairs hallway
Crown molding
Neutral paint (**March 2016**)
Ceiling chandelier/recessed lighting
Windows facing back
Walk in closet with shoe racks, built-in
dressers and shelving
Ceiling speakers

Master Bath

Neutral paint (**March 2016**)
Neutral tile flooring
Neutral stone countertops
Double vanities
Recessed and sconce lighting
Windows facing back
Built-in medicine cabinets/vanity area
Large corner walk-in neutrally tiled
shower w/full glass door
Separate water closet room (Kohler)

Bedroom #2

Neutral carpet
Recessed lighting

Bedroom #2 (con't)

Windows facing back
Storage armoires along one wall stay
Large walk-in closet/leads to mechanical area with upper level furnace

Bedroom #3

Neutral paint
Sconce lighting
Crown molding
2 Windows facing front/2-facing side
Window seat with bench/built in bookshelves /recessed lighting
Double door fitted closet with mirrored front/pocket door to Full Bath

Full Bath

Neutral paint/tile flooring
Pocket door to Bedroom 3
Sink w/tile top/cabinetry below/full mirror
Neutral paint
Recessed /sconce lighting on mirror
Linen cabinet /mirrored front
Laundry chute
Shower/tub with glass door/partially tiled

Upstairs Hallway

3 Storage closets
Recessed lighting
Carpeted stairs leading to main level back hall
Double curved stairway (Neutral carpet runner) to front marble foyer
Built in bookshelves in one of 2 alcoves
"Secret" storage/play areas behind bookshelves (bookshelves pull out)

Bedroom #4 /suite

Neutral carpet
Neutral wallpaper
Ceiling fan/light

Bedroom #4 /suite (con't)

Recessed lighting over desk area
2 Windows facing south/southeast
Built in desk/storage/cabinetry/room could be an office
Double fitted closet/mirrored fronts

Full Bath (Bedroom 4)

Tile flooring
Neutral wallpaper
Recessed lighting and ceiling light fixture (above sink)
Sink with tiled counter/cabinetry below
Large walk-in fully tiled shower w/full glass door/upper and lower showerheads/bench/alcove
Built-in linen closet
Kohler toilet

Lower Level

Family Room

Neutral carpet
Large windows w/water/conservancy view (window shades)
Neutral paint
Recessed lighting
Built in cabinetry/entertainment
Large cedar storage closet
Additional closets/storage areas

Kitchenette/Bar

Bar w/black granite and rounded glass tops
Glass block bar base/backsplash
2 under-counter cabinet-front **Sub-Zero** refrigerators
Icemaker
GE Profile microwave
Glass bowl countertop sink w Kohler wall mounted fixture
Recessed and track lighting

Exercise Room

Black rubber flooring
Recessed lighting
6 windows facing back w/blinds
2 entry doors (beaded glass)
3 mirrored walls/neutral wallpaper

Steam Room

Fully tiled/ tiered tiled seating
Wall controls
Recessed lighting
Glass door enclosure
Sound system/speaker

Full Bath

Neutral tile flooring
Recessed lighting and ceiling light fixture above sink
Window facing back patio
Shower with glass door
Kohler black pedestal sink
Black Kohler toilet
Built in linen closet

Lower level Back Hall Area

Door to lower level brick patio right outside full bathroom/tile floor
Carpeted stairs up to 4 stall Garage

Mechanicals

Well for outside irrigation system
Martin security system
Radiant heat for flooring (all 3 levels)
Water softener (own)
Smoke alarm
Bryant air cleaner/air exchange system
April-Aire humidifier
2 Sump pumps (battery back-up)

Miscellaneous

Extensive crown molding/detailed trims
Furniture currently in home stays (see exclusions list)

Miscellaneous (con't)

Asphalt roof
All windows are **Pella** with inner mount blinds/most have Palladian tops
Sound system/speakers throughout

4-Car Garage (attached)

Approximately 1500 square feet
4 stalls plus/4 Overhead openers
Heated/keyless entry
Arched windows/door facing driveway
Basement access
Overhead lighting
Additional bump out storage area for small-motorized vehicles/window

Workshop area: (in Garage)

Built in cabinetry/storage/counters
Shelving/utility sink
Window

Outdoor features

1.5 acres, wooded conservancy area
Water views
Large back deck (approx. 13x46) w/ low maintenance composite decking
Composite decking material continues on stairs from main level deck down to patio area
Lower all-brick patio area (approx. 18x18)
Concrete driveway/Brick front walkway
Brick landscape features/light posts/house number in front

Additional 2 car detached Garage

20x20 all cedar exterior
Separate structure
One garage door

Exclusions to Sale:

See separate list