

Additional Amenities 2645 Teresa Drive

Foyer

New Metal Chandelier
Custom Beveled Glass Front Door & Surround
Barn Beam Ceiling Inset (Jim Beam Distillery in KY)
Tile Floor

Office/ Potential 5th Bedroom

Newer Carpet/Light Fixture
Large Front Facing South Window/Wood Blinds
Closet

Formal Dining Room

HW
Large South Window (Privacy Window Treatment)
Newer Chandelier/Sconce
Built-in Hutch

Half Bath

5 Panel Pocket Door
HW
Pedestal Sink
Small Medicine Cabinet

Master Bedroom

2 Entries
HW
Newer Chandelier/Sconce
Patio Door to Balcony and Hot Tub Area/Curtains
2 Decorative West Windows
Tray Ceiling

Master Bath

24x24 Marble Tile Heated Flooring
Walk-in Glass Shower/Glass Block Exterior Transom
Remote Control Skylight (Opens)
2 Sink Vanity/Quartz
Recessed and Pendant Lighting
Walk-In Fitted Closet (Heated Floor/Shoe Tower/Natural Lighting/Ventilation)

Great Room

HW

Gas FP/Builtins/Lighting/Electrical on Reclaimed Wood Mantle (Jim Beam Distillery in KY)

Drum Pendant/Recessed/Overhead Lighting

Arched Entry to Foyer & Flex Area

Flex Area

Currently Used as a Music Room

HW

Glass Patio Doors to Balcony/Windows/Pleated Shades

Ceiling Fan/Light

Pocket 5 Panel Door to Master Suite

Arched Entry to Dinette & Great Room

Dinette

HW

Glass Patio Door/Windows to Balcony/Pleated Shades

Barn Beam Ceiling Accents/Shelving

Glass Chandelier

Open to Kitchen

Kitchen

HW

Skylight (remote)

New Cabinetry/Quartz Counters

Island

Recessed Lighting

Huge Walk-In Pantry/Barn Beam Accent Shelving/Electrical)

Bosch Dishwasher

GE Gas Stove

GE Microwave

Kenmore Side by Side Refrigerator

Back Hall

Decorative 5 Panel Closet Doors/Large Coat/Utility Closet

Entrance to GA

Tile Flooring

Laundry/2nd Office

Tile Floor/Moon Tube Natural Light/Recessed Lighting

Sink/Hanging Bars

Butcher Block Counters

Washer/Gas Dryer Negotiable

Adjoining Office Suite (Cabinetry/Desk Area/Window/Tile Floor)

Full Bath

Tile Floor
Granite Counter
Skylight
Tub/Shower

Bedroom #2

HW
North & East Windows (Blinds)
Large Fitted Mirrored Closet
Ceiling Fan/Light

Lower Level**Staircase**

Custom-made w/ Wood from the Meyer Theater
Airline Cable
Reclaimed Wood HandRail
Rock Accent on Risers

Wine Cellar

Rock Flooring
Glass Wall/Door
Custom Accent Lighting
Custom Cabinetry
Wine Barrell

Landing Area

Luxury Vinyl Wood Plank (LVP)
Custom Bookshelves/Cabinetry
Sconces/Pendant Lighting
Electronics Area (Could be made into a Closet Area)
Hallway to Bedroom/Bath Area
Door to Utility Area

Bath

LVP Flooring
Separate Shower Area//Decorative Glass Pocket Door
Tub/Shower/Tile Wall
Vanity/Sconces

Bedroom #3

Carpet
Egress Window/East/Curtain
Large Fitted Closet

Bedroom #4

Carpet
At Grade North Window/Blinds
Large Walk-in Fitted Closet

Pool Table Area

LVP
Pool Table Light/Recessed Lighting
Barn Door to Media/Theater Room
Wine Barrel Included (If Desired)
Barn Wood Accents
Open to Family Room
Pool Table Negotiable

Theater/Media Room

Carpet
In Wall/Ceiling Speakers
HVAC Zone
Sconce/Recessed Lighting

Family Room

LVP
Decorative Tiled Gas FP Wall
Gas FP (7 varied colors/heat is set to be directed inside or out/glass is child safe as it does not get warm/hot)
Glass Patio Door/Window to Patio Area (Pleated Shades)
Open to Pool Table & Bar Area
Pendant & Recessed Lighting
Decorative Built-Ins

Bar Area

LVP
West and North At-Grade Windows (Pleated Shades)
Wood Epoxy Bar/Quartz Counters/Sink/Custom Cabinetry
Refrigerator/Dishwasher
Extra Beverage/Wine Cooler Negotiable
Pendant/Recessed Lighting

Utility Area

Water Softener Included
Workbench Negotiable
Large Beverage Refrigerator Negotiable
Shelving Included
Central Vac
Utility Sink

GA

Finished
Attic Storage
Shelving
3 Floor Drains
Back & Side Service Doors
Extra Deep on 3rd Stall
3 Overhead Door Openers
Utility Sink
2 East Glass Block Windows

Misc.

Built by Kassner Construction
Invisible Fencing (Collarsnot included)
Security System
Hot Tub/Cover is Included
All Outdoor Furniture is Negotiable
Outdoor Back Light Strands Included
All TV Mounts Included
All TV's Negotiable
Decorative Outdoor Back Bench Included
Most Furniture is Negotiable...Just Ask :)
Property Abuts the Willow Creek Parkway
Almost all TV/Cable Locations there is CAT 5 Data Available

Please See Attached for all Seller Updates/Renovation

The purpose of this document is to provide helpful information about this property and its amenities. It is not intended to be an all-inclusive list of every feature of this home, nor is it deemed 100% accurate. An Offer to Purchase would dictate what is included in the sale of this property.

