

Special Features 15 Winter Woods Drive

Exterior Features:

Workshop Building with separate concrete driveway/Bam access gate:

Access door and 4 windows

Fully Wired including Outdoor Motion Lights, LED Lighting and 3 Ceiling Fans

Insulated Interior (walls and ceiling) (38 X28)

Split System Heat and Air and separate Propane Heater

Central Vac System at Workbench

Work sink and water closet

2 Garage bays with Lift Master Openers (one 10.10' door; one 8.8')

Attached 2 Bay Carport (28 x 25) wired includes LED motion Lites, outlets, water faucet and rear door to access 3-sided Covered storage (9x10)

Steel top Work Benches. Steel Storage Cabinets and Shelving Units

Flat Screen TV

Two Air Hose Reels (all piped for Air Compressor)

Separate Garden Storage building (15x10) with LED lighting

Security Cameras that can be tied into a DVR Security System

Two Gazebos with Sun Shades and Retractable Awning over deck

1. Metal Roof, Trex Decking, Ceiling Fan, Lights, Small fish Pond w/fountain
2. Redwood Gazebo with Ceiling Fan and Heater

Three Fountains Total

Sprinkler System (whole yard WaterWorks Unlimited Service Agreement will drain system in Fall) and 4 Hose Reels with Hoses

Underground Lighting throughout property – Bottom Plug Insteon Remote

Roof line of House n Garage have decorative White Lights

House Features:

Separate paved entrance with Turn-a-round area

Wrap Porch wired for decorations with ceiling outlets as well

Three-Ton 15 Seer Trane Heat Pump

Full Alarm System

Four Flat Screen TVs

Generac Generator Whole House/Propane Tank (AmeriGas) \$150 rental year

Crawl Space has "Full Containment System" with Sante Fe Dehumidifier

Garage (23 x 31 attached) 2-car:

Insulated and Split Unit Heat/AC and a Propane Heater

Lift Master Quiet Door Opener System

Full Kitchen with/ cabinets n counter, stove, Fridge, Microwave, Sink

Metal Storage Cabinets on Wall

Fully wired with LED lighting and outdoor Motion Lites

Two Side entrances

Bonus Room above Garage (13 x 31)

Outside private Entrance

Fully Finished (permitted)

LED Lighting, carpeted, insulated

Split System Unit for AC/Heat

Electrical Panel Box:

Labeled and identification handbook for locations/access

