



1312 DUPLIN ROAD

PRESENTED BY
DELL PARKER PASCHAL — (919)210-3618
JOHN RINES — (919)593-6140

- Custom designed by Carter Skinner Residential Design, constructed by Rufty Homes, and carefully curated interior design by Katherine Connell Interior Design.
- State of the art, custom kitchen and scullery featuring Wolf, Subzero, and KitchenAid appliances, Quartzite countertops and backsplash.
- Custom lighting by Visual Comfort throughout.
- Light-filled primary suite featuring painted shiplap paneling, tray ceiling, and custom built-ins, includes a stunning bath with marble counters and floors, large soaking tub, zero-entry shower with frameless glass surround, and double walk-in closets with dedicated laundry equipment.
- Expansive living room featuring a vaulted ceiling with exposed beams, antique English bolection marble fireplace, and custom bookcases.
- Delightful sunroom with walls of glass, wood clad barrel ceiling, and antique light fixture.
- Just off the large entry hall, a private study with coffered ceiling and custom bookcases.
- 4" site-finished white-oak floors throughout, with Pennsylvania bluestone floors in sunroom, covered porch, and courtyard. Custom cabinetry by Thompson Cabinetry.
- Kohl casement windows; solid-core 8' doors with Emtek hardware; custom glass/iron sliding and accordion doors by Raleigh Door Center.
- Private backyard oasis includes a custom brick wall with integrated, 200-year-old grist mill with iron hub, pond with copper spouts from Black Oak Foundry, finial and ball accents by Haddon Stone.
- Expansive covered porch featuring soaring ceilings, fireplace with gas starter and bluestone mantel and raised hearth, phantom screens, ceiling fans by Big Ass Fans, and custom awnings.
- Dual fuel heat pumps / Tankless hot water heater
- Solar panels service 80% of the home and include two Tesla walls and an EV charging station.