



## SPECIFICATIONS & FEATURES

3,640 SF Home

13,530 SF Lot

4 Bedrooms

4 Bathrooms (2 full : 1 - ¾ : 1 powder)

Effective year built 2000

Quality complete renovation

2015 Taxes: \$11,313

MLS# 755948

**Front Courtyard** - An inviting courtyard features box hedges and a water feature - an impressive setting to greet your guests.

**Entry** - The covered front porch opens through French doors to the formal entry.

**Kitchen** - The spacious kitchen transitions seamlessly to the family room for a great room effect and features brilliant hardwood floors; a large slab granite island with breakfast bar; ample cabinets; granite tile countertops; Dacor double ovens and gas cooktop; a Subzero; Bosch dishwasher; a wine center; dining area; and a door to the deck.

**Family Room** - The family room has soaring ceilings, a dramatic floor-to-ceiling stone fireplace, and two sets of French doors that open to the front courtyard.

**Entertainment Deck** - Located just off the kitchen, the entertainment deck overlooks the backyard and features gas for a BBQ and wrought iron railings.

**Formal Living Room** - A peaceful space, the formal living is lined with gorgeous hardwood floors and displays beautiful views of the lush surroundings.

**Powder Room** - Charming powder room with vessel sink.

**Master Suite** - The romantic master suite boasts vaulted ceilings; a gas fireplace; and a 5-piece tile bathroom complete with a jetted tub, shower with two showerheads, a dual sink vanity and a walk-in closet.

Two additional spacious **bedrooms** and a tile Jack-n-Jill **bathroom** complete the main level.

**Lower Level** - Escape to a generous recreation room, 4<sup>th</sup> bedroom, ¾ tile bathroom, laundry room and access to the carport.

**Private Setting** - Fully fenced with front and rear lawns, raised garden beds, a flagstone patio, play area with wood chips and structure, landscape lighting and a courtyard with a water feature.

**Additional Highlights** - Two car carport : Two air conditioning units with separate zones : Two water heaters - new in 2014 : Natural gas generator

# Medina

2032 Evergreen Point Road



**\$1,600,000**

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# *Simplicity infused with Style*

Perfect in form and function, this sunlit home displays generous windows, vaulted ceilings and sizable rooms to provide an inviting, comfortable atmosphere.

The easy flowing floor plan lives like a rambler with all the essentials located on the main level including the spacious master suite. The great room sets the stage for enjoyable indoor/outdoor entertaining featuring an impressive kitchen with access to the deck and an impressive family room with double French doors to the front courtyard. Mirroring walls of windows frame the formal living room and showcase beautiful grounds. The lower level is an added bonus with a large recreation room, guest bedroom and ¾ bathroom.

The fully fenced, private setting is surrounded by mature landscaping and includes lush lawns, a play structure, flagstone patio, raised garden beds and a welcoming front courtyard with a water feature.

