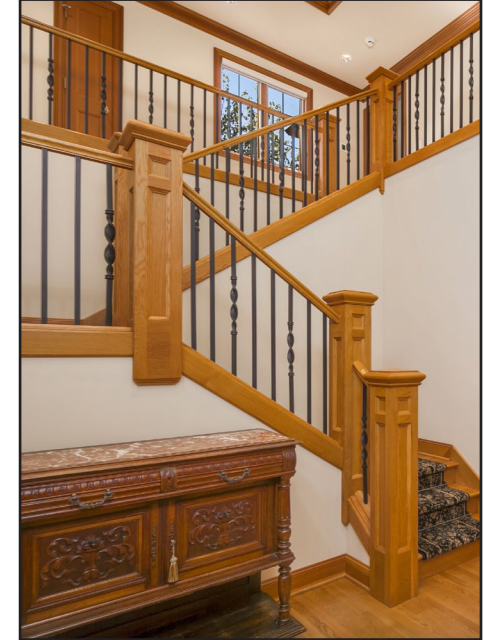


# MARSH COMMONS

## KIRKLAND

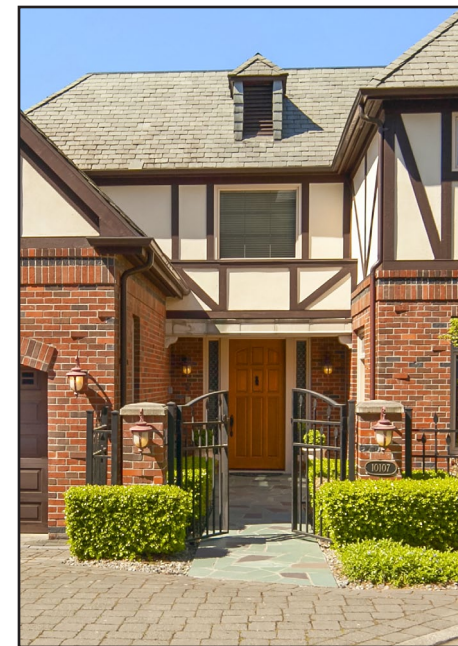
# HISTORIC CHARM

## MODERN APPEAL



MARSH PARK

MARSH COMMONS is a spectacular gated community of 18 luxury homes crafted with the highest quality workmanship and attention to detail. Built on the 2.83 acre grounds with historic Marsh Mansion in the heart of Kirkland, each distinctive Tudor style home has either views of the Olympic Mountains and Lake Washington or looks out to the beautiful gardens and stream. This excellent location is across from the Kirkland waterfront, Marsh Park and walking distance to all that downtown Kirkland has to offer.



This CUSTOM HOME exudes old world charm and offers all the modern amenities of today. The easy flowing floor plan is marked by generous rooms, high ceilings and picture windows to showcase the stunning views of Lake Washington and the Olympic Mountains.



Scan for a 3D Tour

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# MASTERFUL KITCHEN



This impressive **KITCHEN** boasts rich hardwood floors, slab granite counters, a breakfast bar, ample maple cabinetry, a SubZero with matching maple doors, a Viking 6-burner professional stove with a gas cook-top and 2 ovens, Bosch dishwasher, and a KitchenAid microwave. Just off the kitchen is a huge butler's pantry featuring Corian counters, a second Bosch dishwasher, a SubZero freezer and a cleanup sink.

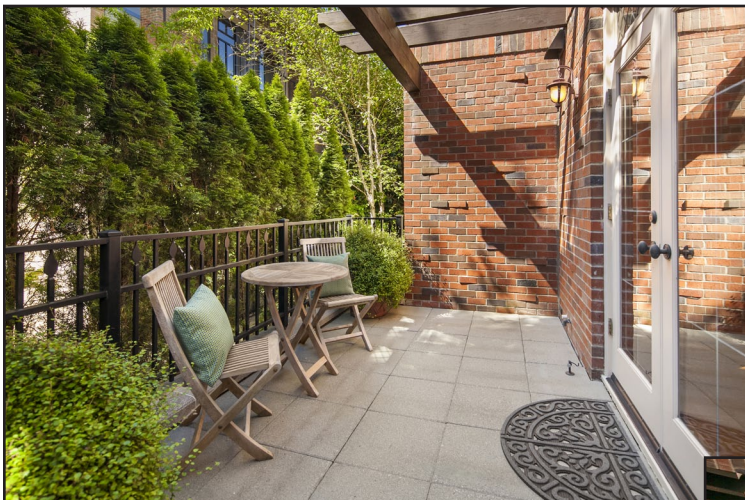


# SPECIFICATIONS

- 5 Bedrooms (4 are en suite)
- 5 Bathrooms (2 full, 3 three-quarter)
- 6,007 SF Home
- Built in 2000
- 3 Gas fireplaces
- Gated community
- Flagstone front courtyard
- Dramatic two-story foyer with a large alcove and a striking, wrought iron staircase
- Spacious slab granite kitchen with high end appliances, breakfast bar and large butler's prep room
- Great room includes the kitchen, formal dining and family room with a gas fireplace and French doors to a covered view deck
- Formal living room/parlor with French doors to the front courtyard
- Main floor bedroom suite with French doors to a private patio
- Vaulted master suite with den, dressing room, marble bathroom, gas fireplace and a private view deck
- 2 storybook bedroom suites located on the second floor
- Large, second floor laundry room with cabinets, sink and built-in ironing board
- Media room with projector, screen and a bar with a beverage cooler
- Exercise room with mirrored walls and 2 closets
- Oversized 5th bedroom located on the lower level with adjacent full bathroom
- Extra finished room
- Crown molding throughout
- Designer paint
- Expansive leaded glass windows
- Built-in speakers throughout
- Central vacuum
- Lutron lighting
- Crestron home automation system
- Central air-conditioning
- 2 furnaces and 2 water heaters
- 2-Car garage
- HOA Dues \$585/mo include maintenance of the gate, road, lawn and water feature
- 2016 Taxes \$21,882
- MLS # 914824

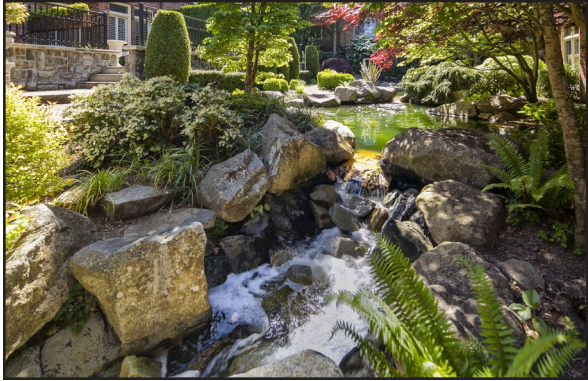


# OUTDOOR LIVING



Witness majestic sunsets as well as lake and mountain views from two of the three PATIOS. The main floor patio is covered and located off the great room - perfect for year round indoor/outdoor entertaining!

Common areas include a level grass area and a peaceful water feature with a bridge and darling bench.



# GREAT ROOM

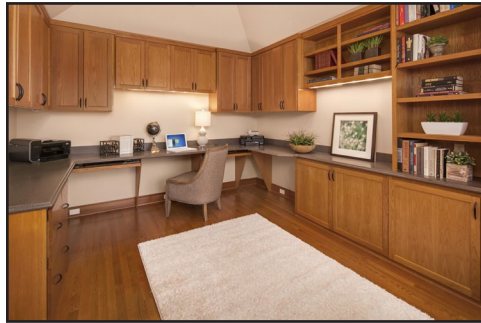


The kitchen opens to the warm, expansive GREAT ROOM composed of brilliant hardwood floors; a limestone gas fireplace; French doors to a covered patio with lake views; and dining area featuring a wet bar complete with under counter refrigerator and lighted cabinets.

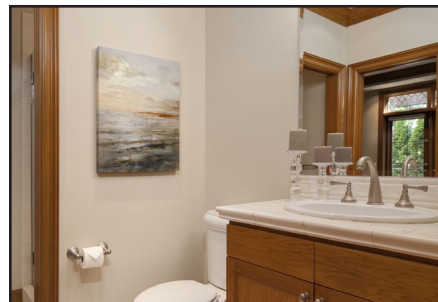
The dining area opens through French doors to a living room/parlor with a window seat and French doors to the front courtyard.

# SWEET DREAMS

This very special and luxurious view MASTER SUITE includes vaulted ceilings; a marble gas fireplace; French doors to a private view patio; custom hand painted walls; a dressing room with custom organizers; spacious den with built-in work stations; and a lavish marble bathroom, complete with a window seat, jetted tub, 2 sinks, a huge glass shower, and a separate vanity.



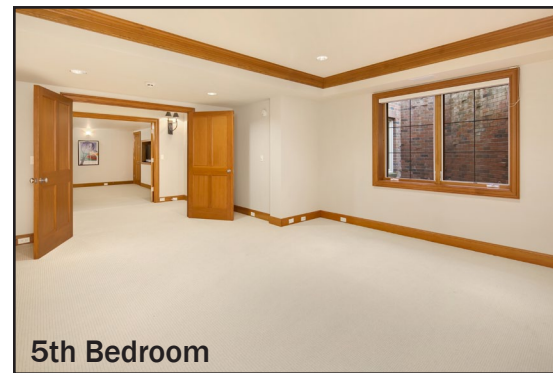
Two additional bedroom suites reside on the second floor; both include vaulted ceilings, walk-in closets and ¾ tile bathrooms. An additional bedroom suite is conveniently located on the main level and includes a walk-in closet, ¾ tile bathroom and French doors to a private patio.



# ESCAPE



The LOWER LEVEL offers endless possibilities with a huge extra finished room, an expansive exercise room, an oversized bedroom with French doors, a full tile bathroom, and a sound proof media room with a granite fireplace, projector & screen, built-in sound system, window seat and a bar with an under counter refrigerator.



5th Bedroom

