

## 435 Lake Placid Dr

- The main home, at 3138 square feet has 4 bedrooms and 3  $\frac{1}{2}$  baths. The completely remodeled kitchen, open to the great room with expansive views of the lake is perfect for entertaining. The kitchen also has granite countertops, custom cabinets, stainless appliances and oversized range with double ovens.
- The master bedroom, guest bedroom and two remodeled bathrooms complete the main level. On the lower level, 2 additional bedrooms, 1  $\frac{1}{2}$  baths and a large game room complete the family-friendly layout.
- A separate 480 square foot guest house has one bedroom, 1 bath, a large living area and full kitchen. The large parking area includes oversized garage parking for three cars.
- Over 94' of East-facing waterfront allow for enjoying sunrises in the morning and shady entertaining on the multiple decks and patios in the afternoon/evenings. One of the prettiest waterfronts on the lake, it has a large rock patio, a covered boat dock with lift, and three separate jet ski lifts.
- New roof in 2009
- New AC/Heating 2010
- Engineered Hardwood floors in main living areas
- Lower level remolded for ease of maintenance - concrete block, plaster walls, and tile floors.
- Front load washer and dryer included
- Irrigation system
- Wrought Iron Fence in front with Electric gate into property
- Lush Landscape
- Landscape lighting
- New energy efficient Skylights (2011)