

Feature Sheet – 198302 Chateau Ridge Ct

Home Features:

- Custom 1.5 story home with 6099 SF of living space
- 3 bedrooms, with another two possible rooms that can be transformed into bedrooms
- 4 full bathrooms
- Two half bathrooms
- Spacious Master retreat with floor to ceiling windows, a sitting area, private access to the pool & patio and a HUGE walk-in closet
- Master bath features freestanding soaking tub, moen faucets, large walk-in shower with a bench & dual shower heads, custom Kent Moore cabinets for his & hers vanities with electrical access inside with fold down doors
- Impressive Chef-style kitchen with 2 huge islands, leathered granite counters, Kent Moore cabinets (with custom upgrades, slide out cabinets & drawers with kitchen aid retractable cabinet and 5 foot custom slide out spice rack in pantry), SS gas appliances, a butler's pantry, wine storage, built-in fridge & tons of storage
- Panoramic gas fireplace in the family room
- Whole house water softener
- Control 4 Media system – surround sound throughout the entire house
- Security cameras
- Travertine tile floors throughout the home
- New carpet upstairs
- Attic with AC and large amount decked for storage
- Upstairs bonus room

Property Highlights:

- 2.89+ acres cul-de-sac lot in the gated community of Rosehurst
- Saltwater pool with a waterfall, grotto, slide, 8 person hot tub, 2 sundecks, granite swim up bar, Hayward Omnilogic Control System, pool heater & chiller
- Outdoor kitchen with 4 burner 32" Blaze grill with power burner, large bar with granite tops
- Covered front, side and back patios
- Back patio has 3 ceiling fans, a fireplace and outdoor kitchen
- Detached 3 car garage with a bathroom, AC minisplit, garage door openers & attic access for storage
- Attaches 2 car porte-cochere
- Property is completely fenced