



16490 Quayside Drive Detailed Upgrade List

Interior Upgrades:

- Plantation shutters on all three levels
- Chef's kitchen with Wolf and Sub-Zero appliances
- Master bath with rain shower, upgraded storage and shelving
- Wine cellar with iron entry door
- Second kitchen in basement
- Second floor media room with theater seating for 6
- Industrial grade granite epoxy garage floors
- Double water heaters
- Tongue and groove ceiling in keeping room
- Huge walk-in pantry with custom shelving

Exterior Upgrades:

- Custom designed vanishing edge Pebble Tec pool with grotto and hot tub
- Screened porch and tiled upper deck with sitting area and gas fireline
- Tongue and groove ceiling covered outdoor living area with stacked stone fireplace, kitchen and dining area
- Professional hardscaping of backyard including lower level natural fire pit, additional lower level reading/meditation area
- Professional outdoor lighting package
- Tongue and groove ceiling on porch