

## **4447 Newport Drive**

(Don't let the Spencer address fool you-closer than you think)

Website: <http://4447newport.canbyours.com>

### Exterior Features:

- Hardy board (concrete) siding with stone
- Dimensional shingles (Estate Gray)
- Exposed aggregate concrete sidewalk, porch, around pool
- Composite handrail and spindles
- Established lawn, over a dozen trees planted, nicely landscaped featuring local artesian limestone bench
- In ground pool with protective cover 15' X 31'
- Hot tub 7' X 7'
- Parking for up to 6 vehicles
- Security system with cameras, speakers and intercom
- Flood lights (from interior switch)
- Upper deck (floor composite) featuring gorgeous golf course and sunset views
- Ceiling fans on the upper and lower decks

### Main Floor Interior Features:

- Red Oak Hardwood floors with custom walnut stain finish
- Built in Butler's pantry with dish display
- Built in Mud room closet with storage bins
- Great room built in bookcases, TV cabinetry, firebox storage
- 9' Flat ceilings
- Wood burning fireplace with gas log starter
- Double French doors with center post pull for full access and fabulous views
- Crown molding (5 1/4")
- Ceiling fan/light with remote control in great room & owner's suite
- Dining room has baseboard outlets for a formal finish
- Laundry room has built in cabinetry and hook up for gas or electric
- Built in coffeepot with dedicated waterline & charcoal filter system in master bath
- Walk in shower with separate tub in master bath
- Walk in closet with built in shelving in master closet
- Sound system WiFi on Q with mp3 plug ins (whole house speakers)
- Intercom
- Large Half bath off mud room

### Kitchen:

- Amish Maple cabinets with natural cherry finish
- Solid surface countertops (Quartz, Silestone & Granite)
- Under mount sinks
- Island with sink (sinks are Blanco 18 gauge – deep well)
- Professional grade stainless steel appliances
- Gas range top and built in convection and microwave

- Delta Rubbed Bronze Faucets
- Osmosis System

#### Lower Level Features:

- Double door with center post pull for full access and views
- Beautiful acid washed concrete floors in recreation room & study
- Large workshop with double doors for easy equipment access & utility sink
- Wet bar
- Food prep kitchen
- Storm shelter room – Wine cellar
- Two bedrooms with Jack & Jill bathroom
- 9' Ceilings
- Half Bath off rec room

#### Upper Level Features:

- Living space/ Office with skylight
- Bedroom with large closet
- Full bathroom

#### Garage Features:

- Three car
- Above door storage
- Pull down attic access stairs
- Floor drains
- Computer access port

#### General Features Throughout:

- Base trim (5 ¼ “) Window & door casings (3 ½”)
- Upgraded lighting
- Custom mirrors & lights in all bathrooms
- Hot water recirculation pump
- Crystal Pure water softener & in line carbon filters
- Whole house humidifier & space guard filter system
- 13 seer HVAC upgrades
- Security system with visual access to outdoor cameras with any TV in the house
- Two 200 amps electric service
- Smithville Telecom: voice, data, TV cable, 13 intercom, 4 cameras, door bell, solution cabling, coax, router, Ethernet, 1 wireless access WAP
- Whole house audio with expansion up to 32 zones (11 zones active)
- Two 42” media enclosures in garage
- Soft close toilet seats
- All solid surface countertops
- All Amish maple cabinets with natural cherry finish
- All Hardware rubbed bronze