

4 Pickering Circle

Just a Few of the Elegant Upgraded Features:

- TANDEM GARAGE CONVERTED TO OFFICE SPACE WITH FRENCH DOORS TO BACK YARD, CAN LIGHTING AND CEILING FAN. DARK WOOD WALL AND FLOOR CABINETS INCLUDED.
- UPGRADED, INSULATED GARAGE DOOR
- NEST THERMOSTAT
- CENTRAL VACUUM SYSTEM
- UPGRADED KITCHEN – TILE BACKSPLASH, WHITE CABINETS WITH NEW HARDWARE, STAINLESS STEEL APPLIANCES AND TOUCH SENSITIVE FAUCET
- NEW DISHWASHER
- WHITE WASHED BRICK VENEER WALL TREATMENTS IN DINING AREA
- MOTORIZED ROLLER SHADES IN FAMILY ROOM, ALL OTHER DOWNSTAIRS WINDOWS WITH MATCHING ROLLER SHADES
- CUSTOM FAMILY ROOM ENTERTAINMENT CENTER AND MANTLE WITH UPGRADED HEARTH TILE
- UV FILM PROTECTION ADDED TO WINDOWS IN FAMILY, KITCHEN AND DOWNSTAIRS OFFICE
- CEILING CANS ALL UPGRADED TO LED LAMPS
- CUSTOM LIGHT FIXTURES THROUGHOUT INTERIOR (15 FIXTURES)
- UPGRADED REMOTE CONTROLLED CEILING FANS THROUGHOUT (4 FANS, 3 WITH LIGHTING)
- CUSTOM CEILING TREATMENTS IN KITCHEN, FAMILY ROOM AND MASTER BEDROOM
- UPGRADED DOOR CASINGS AND BASEBOARDS THROUGHOUT
- UPGRADED DOOR HARDWARE THROUGHOUT
- UPGRADED FLOORING THROUGHOUT
- UPGRADED WINDOW TREATMENTS IN LIVING ROOM, FAMILY ROOM, LOFT AND BOTH UPSTAIRS SECONDARY BEDROOMS.
- REMODELED MASTER BATH WITH RECIRCULATION LINE ADDED
- CUSTOM BACK YARD INCLUDES FRUIT TREES (LEMON AND TANGERINE), RAISED PLANTER BED, BUILT IN BBQ WITH COUNTER SEATING FOR 6, OUTSIDE DINING SPACE WITH SEATING FOR 10, FIRE LOUNGE AREA WITH SEATING FOR 10. ALL POTS ARE PLUMBED WITH DRIP/DRAIN AND 7 WITH LOW VOLTAGE UP LIGHTING. LIGHT SWITCH ACTIVATED GAS HEATERS AT DINING AREA. TIMER CONTROLLED WATER FEATURE. ARTIFICIAL TURF IN REAR YARD.
- UPGRADE EXTERIOR LIGHTING – ADDED LANTERNS AT FRONT PORCH, LANTERNS AT REAR DINING AND WALL LIGHTING ON STRUCTURE AND HOUSE.
- NEWER WATER HEATER (OCT 2013)
- ALL INTERIOR AND EXTERIOR FURNISHINGS NEGOTIABLE
- **NOT INCLUDED – KITCHEN TABLE CHROME LANTERN**

VISIT
WWW.4PICKERING.COM
FOR ADDITIONAL PHOTOS, PRICING
AND AERIAL VIEWS!



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