3355 Palo Vista Upgrades

Front Exterior

1. Newly re-finished entry doors in Unique Environments signature ‘Driftwood’ finish.
2. New stucco detail around the front door.
3. New detailed contemporary color palette.
4. Sophisticated metal finish on entry stair rails.
5. New decorative panel at lower entry porch.
6. New large Oil Rubbed Bronze (ORB ) address numbers.
7. Trees trimmed.
8. Power washed driveway and all tile walkways.

Overall Upgrades Throughout

1. All new electrical receptacles and switches.
2. New ORB lighting fixtures.
3. New ORB plumbing fixtures & supply lines.
4. New baseboard moldings throughout the entire house.
5. New sophisticated color palette.
6. New carpeting throughout.
7. New ORB hinges on all doors.
8. New ORB door handles and locksets throughout.
9. New ORB cabinet handles throughout.

Entry

1. Newly re-finished entry doors in Unique Environments signature ‘Driftwood’ finish.
2. New painted detail around the front door.

Living Room

1. New extra tall baseboard molding detail.
2. New chair rail & wainscot detail.
3. Two-tone paint.
4. New overmantle with stone finish.

Office

1. Re-finished lighter, brighter, cabinets with dry-brushed corner details.

Family Room Kitchen, & Nook

1. Sophisticated color palette with detailed, clean contemporary, soffit colors.
2. Sweet Bluette Blue ceilings integrate and extend the view of the ocean and sky.
3. Re-finished lighter, brighter, cabinets with dry-brushed corner details.
4. Fantastic new contemporary ORB light fixtures with aquatic-feeling recycled glass details.
5. New kitchen sink with all new ORB fixtures including a touch activated faucet.
6. New quiet Stainless steel Bosch dishwasher.
7. New Lunada Bay® glass tile backsplashes blend perfectly with the new color palette.
8. New architectural paneled wainscot under the sitting bar with a new corbel design has been installed.

Dining Room, Den & Bar

1. The warm Canvas ceilings add warmth to the cooler, darker side of the home, flanked by clean, contemporary, soffit colors.
2. Re-finished lighter, brighter, bar cabinets with dry-brushed corner details & new architectural paneled wainscot under bars with a new corbel design.
3. Replaced mirrored backsplash in bar with contemporary tile.
4. Complete new look for the Powder Room with chair rail, wainscot detail, & new crown molding installed. New contemporary mirror with distressed finish, and new ORB lighting and plumbing fixtures installed.
5. New ocean-themed ORB ceiling fan with canvas blades hangs from the new ceiling medallion.
6. The new dining room centers around the new ORB coastal chandelier which hangs from the new detailed ceiling medallion.
7. Depth is added to the rooms with arched terracotta painted details on the outside walls beyond.

Stairwell

1. The stairwell has been re-finished in Unique Environments signature ‘Driftwood’ finish.
2. Tailored contemporary carpeting adds quiet and warmth.
3. New half-round chair rail and wainscot detail mirrors the adjacent stone-capped partition walls and balcony guardrail walls.
4. Painted details encompass the arched window.
5. The new large contemporary ORB ceiling pendant hangs from the new ceiling medallion; and has been moved to the center of the stairwell.

Upstairs

Master Bedroom & Bath

1. The Master bathroom has an entirely new fresh look. The wrapping mirrors have been removed. New contemporary mirror, lighting fixtures, and plumbing fixtures have been installed.
2. The steam shower has been completely re-furbished with a new steam unit, and new and re-plated ORB fixtures, as well as new glass enclosure and glass steam entry door.
3. The dated double handle control valves have been replaced with new single handle ORB shower valves and fixtures.
4. A brand new soaking tub with new ORB roman tub valve & fixture has been installed.
5. A new ‘clerestory’ detail has been added at the top of the bathtub niche to hide the access panel to the steam unit above the shower.
6. The dated bidet has been removed and a GFI receptacle has been added behind the toilet for future Washlet® bidet toilet seat installation.
7. The cabinets have been re-finished in a color compatible with the existing marble.
8. The master balcony has been re-surfaced in an appropriate color & non-slip finish.

Hall Bath

1. The dated double handle control valves have been replaced with new single handle ORB shower valves and fixtures.
2. The old mirrors have been replaced with decorative & fun forged iron.
3. New ORB plumbing & electrical fixtures have been installed.
4. A chair rail has been added along with a wainscot detail adding structure to this new, bright, bathroom.
5. Coastal themed ORB cabinet handles complete the transformation.

Corner Bedroom & Bath

1. The dated double handle control valves have been replaced with new single handle ORB shower valves and fixtures.
2. The old sheet glass wall mirror has been replaced with decorative & fun wood framed mirror.
3. New ORB plumbing & electrical fixtures have been installed.
4. Natural Mother-of-Pearl cabinet handles blend with the mirror details and keep the coastal feeling of this ocean-view home.
5. A new ceiling fan with a distressed driftwood finish now hangs from the center of the bedroom.

Bedrooms

1. The bedrooms have new contemporary lighting fixtures, new carpeting, & new baseboards and paint.

Laundry & Hallway

1. The Laundry Room cabinets have been refinished & new ORB ocean-themed cabinet handles installed.
2. A new ORB plumbing fixture has been installed.
3. The hallway cabinets have been re-finished and ORB pulls installed.

Garage

1. The Central Vacuum has been repaired and serviced.
2. The FAU plenum has been double insulated in a reflective insulating wrap.
3. New commercial carpeting has been installed.

Exterior

1. The Iron railings have been repaired & painted in a much more appropriate color.
2. The featureless back corridor, has been transformed into a welcoming useable patio space by the introduction of the terracotta wainscot detail & arches, perfect for potted plants and a vignette patio bar stool set & table outside the Dining Room, and a Potted trellis outside the Den.