

**AMENITIES AND UPGRADES
TO 18 PORTO CIELO COURT, RANCHO MIRAGE, CA.**

LIVING ROOM & DINING & OFFICE/BEDROOM

CUSTOM FAUX PAINTING ON INTERIOR WALLS
GAS FIRED FIREPLACE
DOUBLE FRENCH DOORS TO COURT YARD
CUSTOM MARBLE AND CUSTOM TILE FLOORS
3 WAY CEILING FAN
FRENCH DOORS OFF ENTRY TO OFFICE
CUSTOM PLANTATION SHUTTERS
CUSTOM RECESSED NICHE FOR WALL ART
CUSTOM ART GLASS AT FRONT DOOR
APPROXIMATELY 11 FOOT HIGH CEILINGS
CUSTOM MARBLE AND TILE FLOORS AT OFFICE
CUSTOM CROWN MOLDING AT CEILING
OFFICE CEILING FAN
SURROUND SOUND SPEAKERS WITH VOLUME CONTROL

FAMILY ROOM/BREAKFAST AREA

CUSTOM FAUX PAINTING THROUGH OUT
CUSTOM CROWN MOLDING AT CEILING
BUILT IN SIT DOWN BAR WITH CABINETS AND ROLL OUT
SHELVES, WITH SINK AND WINE COOLER
PENDENT LIGHTING OVER BAR AREA
GAS FIRED FIREPLACE
CUSTOM TV AND ENTERTAINMENT CABINET
SURROUND SOUND SPEAKERS AT CEILING WITH SUBWOOFER
SPEAKER AND VOLUME CONTROL
SIT DOWN DESK AND CABINETS
CUSTOM PLANTATION SHUTTERS
18 X 18 FLOOR TILE THROUGH OUT
GRANITE COUNTER TOP AT BAR AND CABINETS

KITCHEN & BREAKFAST AREA

CHERRY STAINED CABINETS
ROLL OUT SHELVES AT CABINETS
STAINLESS STEEL WOLF GAS RANGE WITH GRIDDLE
STAINLESS STEEL SUB ZERO SIDE X SIDE REFRIGERATOR
STAINLESS STEEL WOLF OVEN
STAINLESS STEEL MICROWAVE
STAINLESS STEEL DISHWASHER
GRANITE COUNTER TOPS
ISLAND SIT DOWN BAR
CUSTOM ISLAND LIGHT FIXTURE
NEW GARBAGE DISPOSAL
PANTRY WITH ROLL OUT SHELVES
NEW GARBAGE DISPOSAL AT KITCHEN SINK
PENDENT LIGHTING AT SIT DOWN BAR AT KITCHEN
SEPARATE BREAKFAST AREA WITH PLANTATION SHUTTERS

MASTER BEDROOM AND BATH

TWO WAY FIREPLACE FROM BEDROOM INTO BATH AREA WITH
ELCTRONIC INITION
RECESSED CEILING AREA
SURROUND SOUND WITH VOLUMN CONTROL AT BEDROOM AND
BATH AREA
LARGE SHOWER WITH TUMBLED MARBLE AND CUSTOM GLASS
WINDOW
LARGE SOAKING BATHTUB WITH TWO WAY FIREPLACE VIEW
GLASS SHELVES OVER TUB AREA
DOUBLE VANTIES WITH SIT DOWN MAKE UP AREA
CHERRY FINISHED CABINETS
PRIVATE TOILET AREA
CUSTOM TILE FLOORS THROUGH OUT
LARGE WALK IN CLOSET WITH MIRRORED CLOSET DOORS
CUSTOM BUILT IN CLOSET ORGANIZERS
CUSTOM PLANTATION SHUTTERS
REMOTE CONTROLLED CEILING FAN

CASITA /GUEST HOUSE

STAND ALONE CASITA GUEST HOUSE
SEPARATE AIR CONDITIONER
BATH WITH SHOWER AND VANITY
CLOSET
CEILING FAN
STAINED ENTRY DOOR WITH GLASS
CUSTOM PLANTATION SHUTTERS

GENERAL UPGRADES

CUSTOM STONE ON EXTERIOR
CUSTOM STONE PAVERS AT DRIVEWAY
ENLARGED DRIVEWAY FOR 3 CAR PARKING
NEW PAINTING ON EXTERIOR
2 NEW AIR CONDITIONERS
CUSTOM BRONZE FOUNTAIN AT COURT YARD
CUSTOM COURT YARD WITH PRIVACY SHRUBS
CUSTOM LANDSCAPING THROUGH OUT LOT
LANDSCAPE LIGHTING THROUGHOUT LOT
SIT DOWN BUILT IN BAR-B-QUE WITH GAS STAINLESS STEEL
BAR-B-QUE GRILL, STAINLESS STEEL DRAWERS AND DOORS,
REFRIGERATOR, SINK AND INFARED BURNER WITH ROTISSERIE
CUSTOM MISTERS FULL LENGTH OF PATIO
COVER PATIO WITH CEILING FAN
SURROUND SOUND WITH VOLUMN CONTROL
RECESSED LIGHTING
BEAUTIFUL LAP POOL WITH WATERFALL AND INTERIOR REMOTE
CONTROLS
CUSTOM STONE PATIO FLOORING
CUSTOM ROUND NATURAL GAS FIRE PIT
POOL HEATER WITH INTERIOR REMOTE CONTROL
CUSTOM SIT DOWN SPA WITH INTERIOR REMOTE CONTROL
CITRUS TREES ON LOT
CEILING FANS THROUGH OUT RESIDENCE
EPOXY FLOORING AT INTERIOR OF GARAGE FLOORING WITH
BUILT IN CABINETS

SURROUND SOUND SPEAKERS AT GARAGE WITH VOLUMN
CONTROL
3 CAR GARAGE
UTILITY ROOM WITH CABINETS WITH ROLL OUT SHELVES,
LAUNDRY SINK, GAS DRYER HOOKUP
RECESSED IRONING BOARD AT UTILITY ROOM
PLANTATION SHUTTERS THROUGH OUT RESIDENCE
CEILING FANS TROUGH OUT RESIDENCE
LOW HOA FEES
RESIDENCE ALARM WITH MOTION DECTECTORS AT PAREMITER
LOCATIONS
FORMER MODEL OF NEIGHBORHOOD
CEMENT TILE ROOF
3 GAS FIRED FIREPLACES
2 NEW AIR CONDITIONERS ZONED FOR RESIDENCE
GAS HEATING THROUGH OUT RESIDENCE
CUSTOM CROWN MOLDING AT LIVING, DINING OFFICE, FAMILY,
BREAKFAST AREA, AND KITCHEN AREA CEILINGS
4 BEDROOM/OROFFICE WITH 4 FULL BATHS
APPROXMITLY 3420 TOTAL SQUARE FEET OF LIVING AREA