

16846 Bayview Drive

Sunset Island, Huntington Beach

~ Features List ~

- NVR Full Perimeter Visual and Motion Video Security System internet accessible
- ADT Monitored Security Alarm System
- Fire Sprinklers thru out
- Doorbell video and intercom system to all three floors
- First and Second Floor independent full surround sound system featuring:
- Dual Denon a/v receivers, Sony Ultra4k DVRs w/full internet access, Panamex Power supply, Martin Logan 8" Installer series surround sound speakers, Martin Logan Slimline center speakers, Klipsch outdoor speakers on patio and deck all controlled by wireless RTI software system.
- Luxal Internet switching device with Access Point internet distribution module on each floor
- All rooms hardwired for phone and direct cable hook up
- Samsung 65" UltraHD 4K TV on first and second floor
- LG 60" HD TV in master
- Patio folding doors for in/out entertaining flow
- Custom self-closing Cabinetry and Drawers thru out
- First floor wet bar with Instant Hot/Cold Filtered water and disposal
- Sub Zero wine refrigerator
- Second Floor kitchen with Sub Zero Fridge, Wolf range and oven, Wolf microwave and Wolf steam oven. Instant hot/cold filtered dispenser
- Hunter Douglas upgraded blinds thru out with power feature on all sliders and folding door
- Newer Furnace and Air Conditioner
- Tank less water heater with auto circulation system (not in use)
- Self start gas fireplace on both first and second floors
- Upgraded Hansgrohe faucets and fixtures thru out
- Hansgrohe Axor master bath tub
- Custom steam shower in master
- Multi faucet fixture shower including rain fixture on first floor
- Entertainment/mood lighting on second floor
- Copper cap on deck wall perimeters
- Copper rain gutters

Option:

2008 Duffy Classic 21'

Recently replaced: Windows, Seat Cushions, Top, Batteries, Stereo cared for by factory "Duffy Care".