



1781 Old Horse Trl, Alpine, CA 91901 features

- One of the newest Custom Built Homes in Sky Mesa Ranch development of Alpine, built in 2020
- The subdivision of Sky Mesa Ranch is gated, gate shared by 10 home owners, small yearly HOA fee to cover gate electricity, maintenance and road.
- Custom built cabinetry throughout entire house, hundreds of thousands of dollars spent on gorgeous wood working.
- Skip towed walls throughout.
- Entire house including garage and interior walls insulated with thicker insulation.
- Fire sprinklers throughout.
- Garage: custom cabinetry on several walls, granite countertops, huge oversized garages, over 1,000 sq ft, large attic access, epoxy coated flooring. Large storage room/bonus room inside 2 car garage side.
- Kitchen: Large oversized kitchen and nook with a huge center island and eating bar. Granite countertops in kitchen, Jennair refrigerator and freezer with wood paneling. Viking Professional Series stove & range, Bosch wood paneled dishwasher, Viking professional series microwave drawer, walk in pantry, stainless steel sink with stainless faucet and water filtration system.
- One of the few developments in Alpine which is on natural gas and not propane.
- Laundry: built in under counter washer/ dryer, granite countertops, ample cabinetry and stainless steel laundry sink.
- All bedrooms have huge walk in closets with shelves and poles. Ceiling fans in all bedrooms, great room, LED can lighting and chandeliers throughout.
- All bathrooms have custom cabinetry, granite countertops, high end plumbing fixtures, tubs, showers and toilets.
- 10 Foot ceilings throughout, beams in great room.
- Whole house fan.
- Solid raised panel Knotty Alder doors and casing in entire house, custom Alder baseboard throughout.
- Smart integrated home with distributed audio/video, security, surveillance, whole-house Wi-Fi, and intercom systems.
- Custom wood shutters throughout including the garage.
- Top of the line custom carpeting, wood & tile flooring.
- Master bedroom/ bath: Master bathroom has an oversized soaking tub, tiled shower, and huge walk in closet.
- Beautiful driveway with full Pavers.
- Rain gutters installed on roof into underground drainage system.

- Energy efficient dual glazed Milgard windows.
- Outdoor 1/2 bathroom by garage.
- 2 separate heating and air units throughout house with Zoning, energy efficient units.
- 2 Tankless Water heaters.
- Gorgeous custom outdoor covered entertaining patio, fully roofed part of the house. Outdoor entertaining area, stainless outdoor cabinets, stainless steel sink, under cabinet refrigerator and flat screen TV. Fireplace on patio.
- Large built up garden beds on side of house.
- Stunning landscaping throughout front and backyard with palms, drip system, water feature, fully automated sprinkler system.
- Huge shed on slab in backyard, greenhouse.
- Low voltage lighting system in front and back.
- Solar system on roof, 10.44 KW, fully owned outright. 3 Tesla Power walls.
- Well with tank for no water bill, water filtration system. There is a water lateral installed if ever want to hook up to Padre Dam water, with water line ran under driveway.

For further details or to schedule a showing please call.

Jenna Andrus, REALTOR®

Barker Realty

License # 01442149

619-246-7084

Thank you!!

All information deemed reliable but buyer to verify all prior to close of escrow.