

Madrid Model - 7038 Great Falls Circle

Air Conditioned Florida Room and Lake View

<ul style="list-style-type: none">➤ Kitchen<ul style="list-style-type: none">○ Granite countertops○ Clear glass backsplash transom window○ Upgraded wood cabinets and cabinet crown molding○ Cabinet range tower○ New refrigerator○ Convection oven○ Extend cabinet over refrigerator○ Cabinet pullouts○ Knee wall finished with tile○ Finished pantry door and cabinet end panels○ Insta-hot water➤ Master Bath<ul style="list-style-type: none">○ Upgraded wood cabinets○ Mirrors to ceiling○ Upgraded shower wall tile to ceiling○ Shower grab bar○ Frameless shower doors➤ Bath 2<ul style="list-style-type: none">○ Shower in lieu of tub○ Shower wall tile to ceiling○ Shower enclosure➤ Powder Room<ul style="list-style-type: none">○ Pedestal sink➤ Electrical upgrades<ul style="list-style-type: none">○ Designer fans & fixtures○ Additional recessed lights○ Additional switches○ Dimmer switches○ Front & back security lights	<ul style="list-style-type: none">➤ Interior General<ul style="list-style-type: none">○ 24 x 18 Florida room with separate A/C, tile floor and S-tile roof (Approx. 400 sq ft)○ Newer Lenox and Carrier A/C units with HEPA filters○ 20x20 rectified porcelain tile floors on the diagonal○ Upgraded carpet in bedrooms○ Crown molding○ Upgraded window treatments including blinds and silhouettes○ Dining room floor to ceiling mirrors○ Living room French doors○ Coffered ceilings finished with smooth texture○ Upgraded washing machine○ 42-inch laundry cabinets➤ Exterior<ul style="list-style-type: none">○ Double entry glass doors○ Extended patio○ Upgraded patio pavers○ Wall to wall entry walkway○ Ramp front entry○ Increased width of driveway○ Garage<ul style="list-style-type: none">▪ 2 foot garage extension▪ Ceiling storage▪ Epoxy floor▪ Service door○ Gutters○ Accordion storm shutters○ Upgraded landscaping➤ Valencia Pointe HOA Includes:<ul style="list-style-type: none">○ House painting○ Roof cleaning○ Lawn service○ Cable / Internet / Phone○ Alarm monitoring○ Clubhouse amenities
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*Information deemed reliable but not guaranteed

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