



9943 1st Street East

Full renovation

- End Unit - a lot of natural light
- 7 in hand scraped Hickory hardwood floors - living areas, kitchen, bedrooms
- 7 in crown molding - all living areas (2nd floor)
- 5 in crown molding - upstairs (3rd floor)
- Large door casings
- New staircases including new railing (custom stained to match hardwood (solid hickory) and wrought iron spindles)
- New paint in every room
- Custom interior shutters
- All three bedrooms, pantry and utility closet - California closet to maximize storage
- 3 car garage with extensive storage for boat and beach toys
- working elevator
- New Variable Speed Carrier AC Unit
- Beach access directly across the street
- Deeded boat slip - 10lb lift . Motors replaced in 2015; lift has remote control
- Current width of boat is 8'9". Maximum is 9'3" but that is tight. Length is 28'

Foyer

- New Travertine tile
- Sisal carpet on stairs from foyer to main living area

1st Floor Lanai

- New Polished Marble w/inlay decking
- Spindle staircase to second floor lanai

Kitchen

- Custom cabinets
- New Samsung Stainless Steel Appliances
- Seaglass/travertine coastal backsplash
- Under counter lighting
- 52 in wide custom marble countertops
- 3 stool seating island
- 7 in Crown molding
- Pendant lighting
- Recessed Lighting (on dimmer)
- Built in wine cooler

Living Room

- Custom mantle for fireplace
- marble surround and hearth
- 7in Crown molding
- New Hunter Ceiling Fan
- Surround sound speakers (not currently hooked up)

Bedroom (2nd Floor)

- Hardwood Floors
- 7 in Crown molding
- Walk in closet with California closet storage
- Shutters

Bathroom (2nd Floor)

- Full Bath
- Custom Cabinets - easy close
- New tiled floors (diagonal)
- New porcelain tile shower/floor
- 7in Crown Molding
- New Hardware
- New toilet
- Custom framed mirror
- Silestone countertop
- Custom frameless shower doors

2nd Floor Lanai

- New Porcelain tiled decking with inlay border

3rd Floor Spare Bedroom with en suite

- 7 in handscraped Hickory Hardwood floors
- Custom shutters
- 5in Crown molding
- Custom cabinets in bathroom
- tiled floors
- new bathtub
- new hardware
- new tiled tub tile with inlay
- Custom Granite countertops
- custom framed mirrors

Laundry Room

- New cabinets over washer/dryer
- Frontload Samsung washer/dryer
- Tiled floor
- 5in Crown Molding

Master Bedroom with en suite

- Oversized master bedroom
- 7in Handscraped Hickory Hardwood Floors
- Custom shutters including sliding shutters
- 2 ceiling fans
- 5in Crown Molding
- New tiled floor in bathroom
- double sinks with custom granite countertops
- custom framed mirrors
- New toilet
- New Mirabel Soaker bathtub
- New Hardware
- New Custom frameless shower
- New tiled walls in shower with inlay

All hardware came from Fergusons

All tile came from Pro-Source

All Fans came from Dan's Fan City

SUPER Nice Neighbors