



STROWD MOUNTAIN – Lot 18
347 Wild Rose Lane
Rachel Helen III plan with sunroom
Approx. 4310 heated sq.ft.

SPECIAL INTERIOR FEATURES:

- 3-1/4” Select, Red Oak Hardwood Flooring
- Elegant Formal Areas with Archway Accents, Wainscot and Crown Moldings
- **2 Story Foyers with 2nd Level Archway Overlook**
- Delightful Butler’s Pantry with Glass Accent Doors, Stem Glass Rack & Wine Cooler
- Beautiful See thru Fireplace from Family Room to Sunroom, Marble & Ceramic Tile Surrounds and Hearths
- 2 story Family room with 2nd floor Arched Windows that mirror 2nd floor Balcony, Arched-opening, view of Family room
- **Large Breakfast room off kitchen with WALL OF CABINETS and access to sunroom and deck**
- Kitchen & Butlers Pantry Cabinets-Home Craft VIENNA SPICE w/EBONY GLAZE
- Kitchen Island & Hutch-Home Craft KARRINGTON NATURAL MAPLE w/MOCHA GLAZE
- Plenty of counter space
- Professional style GE Monogram Series Stainless Steel 48” Range – 6 burner w/built-in griddle, double ovens (dual fuel)
- Monogram Series Stainless Steel – Professional Hood w/infrared warming lamps & utensil racks
- Ceramic Backsplash with Accent Tiling, Stainless Built-in Microwave
- “Sile Stone” Counters in Kitchen (Quartz Composite)
- Walk-in Pantry with lighting
- **20’ Sunroom with ceramic tile Floor on Rear w/ access to 2 tiered step down decking,**
- Tiled Laundry Room with Built-in Cabinets and Sink
- Side Stairway with Large Oak Bannister and balusters
- Main level Study with Full Bath
- Master Bath boasts raised Double Vanity with cultured marble tops, Mirrored doors to large Walk-in Closet
- Whirlpool tub and Separate Shower with Cultured Marble Surround
- 4 large Bedrooms on 2nd level
- “Jack and Jill” bath set up between Bars. 2 & 3
- **5 1/3 baths**
- **Don’t miss the extra large recreation room on the 3rd level with finished full bath, walk-in closet & walk-in storage**
- 3rd Floor Rec. Rm has built-in Wet bar and Refrigerator with icemaker
- Home-run CAT 5 wiring in Central location, Up to 4 phone lines each jack
- Wired for security
- Dual zone Heating & Cooling
- 75 gallon, Gas Hot Water Heater
- Elegant lighting fixtures throughout

SPECIAL EXTERIOR FEATURES:

- **Hardi-plank siding with Rot frees PVC & Hardi Cornice**
- Brick veneer on garage and middle gable wall
- Wrap-a-round Front Porch with durable “IPE” **Brazilian (Iron Wood) Hardwood decking**
- Beautiful views, Front & Back
- Customized 2-tier deck with **separate grilling area** and built-in **porch swing**
- Finished, side-entry **2 car garage plus attached 3rd car garage**
- Stamped concrete sidewalk-**ASPHALT PAVED** drive & turn-around
- **Large, 8.22 acre Estate Lot- 6.11 Ac home site + 2.11 Ac Recreation site w/All weather STREAM @ rear of site**