

150 VIA LA PAZ -- FEATURES / SYSTEMS

- Ecobee Smart Home environment system
- New air conditioning system (2015)
- Roof - Foam Insulation under entire roof surface
- Denim insulated attic with temperature controlled whole house fan
- Double pane windows with integrated blinds between the glass
- Electrical system - Modernized rewiring
 - 200 Amps
 - Electric Car Charging up to 50 Amps
- Plumbing - Copper throughout
 - Hot water recirculation system
- Communications Wiring
 - 2 Direct TV Dishes
 - Cat 5 Ethernet in every room
 - Phone, Cable and Satellite service in every room
- Nest Security/Camera System and video doorbell
- Wood-burning, gas-serviced Fireplace
- Recessed led lighting throughout
- Pecan and Oak floors
- Custom closet systems
- Venetian plaster detail
- Cathedral ceilings w/exposed beam detail
- Kitchen remodeled and expanded
 - Marble counters
 - Euromobil Custom European Cabinetry
 - Expansive storage
 - Double Dacor 30' wide convection ovens
 - Dacor cooktop
 - Built In Bosch Refrigerator
 - Kitchen banquette w/storage
- Custom hand-crafted birdseye maple built-ins w/integrated lighting
- Integrated audiophile sound system in the Media/Den
 - Dolby 7.1 surround sound wired throughout room
- Remodeled Master Bath featuring Graff hardware and skylight (2013)
 - Shower tile is hand-carved limestone
 - Vanity Top is Rainforest Green marble with leather finish
 - Toko rain shower with integrated light powered by water flow
- Remodeled 2nd BA (2013)
 - Custom cabinetry, sky light, Graff fixtures, soaking tub and designer tilework
- Outdoor Shower
- Gas-heated Pool (recently resurfaced) and Spa
- Extensive mature landscaping with integrated irrigation system
- New expansive redwood deck with integrated LED lighting
- Upper deck custom iron railing with integrated LED lighting
- Cavernous storage room in addition to 2 -car garage with built-in storage cabinetry

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