



THE VINTAGE

3 Bedroom, 3½ Bath Main House Bath
1 Bedroom, 1 Bath Cabaña House

Main House

Living Area	3,054 Sq. Ft.
Garage	845 Sq. Ft.
Lanai	419 Sq. Ft.
Entry	71 Sq. Ft.
Total	4,389 Sq. Ft.

Cabaña House

Living Area	265 Sq. Ft.
Summer Kitchen	177 Sq. Ft.
Lanai	103 Sq. Ft.
Total	545 Sq. Ft.
Grand Total	4,934 Sq. Ft.

STANDARD FEATURES

EXTERIOR

- Concrete block construction with stucco finish
- 8/12 pitch cement tile roof system
- Custom interlocking brick paver motor court and patio
- Two garages with remote openers, one single-car, one double-car
- Tile entry, lanais, and summer kitchen
- Free form pool with lighted fountain, waterfalls, table, and spa with therapy jets
- Extensive patio, landscaping with drainage system
- Separate cabaña house with full bath
- Tuff-R rigid insulation on exterior walls

INTERIOR

- Tiered ceilings in living room, dining room, and master bedroom
- Cathedral ceiling and fireplace in family room
- Formal foyer with volume ceiling and tile floor
- Floor-to-ceiling pocket slider doors in living room

- Triple French doors in dining room
- Glass-enclosed morning and family room overlooking lake
- Crown molding and chair railing
- Wood cased window openings
- Eight-foot interior doors
- American Standard Lexington series plumbing fixtures
- Glass shower doors on all shower enclosures
- Ceiling fans
- Wood floor in den
- Custom closet shelving systems
- Pestban "tubes in the walls" pest control system
- Lighted architectural niches throughout
- Grand Roman tub in master bath overlooking fireplace, private TV and stereo speakers
- Euro-classic-style cabinets with pickled maple and glass doors
- GE Profile appliances in kitchen

ELECTRONIC FEATURES

- AES home automation, phone, and video system to manage all electrical features
- Westec security and fire system
- Custom home theater system with Dolby sound
- Two high-efficiency water heaters
- High-efficiency air-conditioning systems
- Video-cable distribution system

SPECIAL FEATURES

- Weber gas outdoor grill
- Mizner-inspired interior design and furnishings by Sadez and Son Interiors
- Timbercraft decorative wood shutters
- Built-in buffet in dining room
- Cabinet and desk system in den
- Nordic Track aerobic exerciser in exercise room
- Fully equipped oak Capri pool table in cabaña