

West Bank REALTORS

"Real Estate As Solid As The Ground We Stand On"



VACATION FOR A LIFETIME - WBR 2063

LIVE IN SIMPLE LUXURY IN THIS MAGNIFICENT PIECE OF HEAVEN

THIS FABULOUS WATERFRONT ESTATE IS SITUATED ON A TOTAL OF 4.85 ACRES TOTALLY FENCED WITH A PRIVATE GATED ENTRANCE THAT INCLUDES 1100 FT. OF SANDY BEACH WATERFRONT -ENCLOSED HEATED POOL- 2 STORY BOAT HOUSE WITH DEEP WATER -FLOATING DOCK-CONCRETE BOAT RAMP -LARGE COVERED GAZEBO FOR OUTSIDE ENTERTAINING-GREENHOUSE-BEAUTIFULLY LANDSCAPED LAWN WITH SPRINKLER SYSTEM FROM LAKE-THREE CAR DETACHED GARAGE-CIRCLE DRIVE-TWO STORAGE BUILDINGS-PROPANE GENERATOR FOR EMERGENCY USE,

NOW LETS TALK ABOUT THE INSIDE

APPR. 2627 sq. ft. IN MAIN HOUSE
EVERY ROOM HAS A WATER VIEW
SECURITY SYSTEM WIRED TO HOME-GUEST HOUSE-GARAGE
FAMILY ROOM WITH SPIRAL STAIRCASE
LARGE GREAT ROOM
NATURAL ROCK FIREPLACE
LOFT
MASTER SUITE HAS FRENCH DOORS INTO PRIVATE SCREENED-IN PORCH W/TILE FLOORING
MASTER BATH HAS WHIRLPOOL TUB AND SEPARATE SHOWER
PERFECT KITCHEN
TILE FLOORS
TOTAL OF THREE TRANE AND CARRIER A/C UNITS W/HEAT PUMPS
DOUBLE PANED WINDOWS
METAL ROOF
LOW ELECTRIC BILLS
BROOKLAND WATER

LET'S GO TO THE GUEST HOUSE NEXT

477 SQUARE FEET
ONE BEDROOM
ONE BATH
FULL KITCHEN
CUSTOM BUILT CABINETS INCLUDING ARMOIRE
INCLUDES CENTRAL AIR, TELEPHONE AND CABLE
IF THAT IS NOT ENOUGH - FLYING WILDLIFE IN YOUR OWN BACK YARD:
EVEN CANADIAN GEESE WANT TO CALL THIS PARADISE HOME
UP TO 300 HAVE COME TO STAY

Priced under appraisal @ \$695,000.

3.74 acres, plus 1.1 lease back acres

Taxes \$4180.39

No HOA dues

Directions from hwy. 87 go east on hwy. 255 for 6.4 miles, left on Quail, rt. on Mallet, to Jennifer lane, Property on Rt



CONTACT WBR AGENT

Alice Bice

409-787-4400

alice@westbankrealtors.net