

## **TEN things the Sellers will miss most**

*1706 232<sup>nd</sup> Ave NE, Sammamish*

- **Waking up to sunshine** – Enjoying breakfast and coffee in the morning sun. The entire kitchen and back living area is bright, sunny and warm.
- **Mountain views** – The home is perfectly situated on a hillside, perched above the neighboring home behind, providing full exposure of the Cascades. The views are refreshing in the morning and tranquil at the end of the day.
- **Floor plan** – Highly-utilized and valuable bonus room and private office on the main floor – giving our kids privacy, yet also affording us parents easy sightlines to keep an eye on what they were up to while cooking dinner.
- **Updated finishes** – All three floors have been remodeled with consistent high-end design fixtures and fresh style. We will miss the light fixtures providing a grand feel upon entering the home.
- **Trails & parks** – Getting to the Sammamish Lake trail and to parks is so easy. Perfect for getting a little exercise or just to enjoy the outdoors.
- **Downstairs!** – Great for entertaining, additional living/guest quarters, fun movie nights with the BMW surround system - an amazing space to get away!
- **Close to school** – Smith Elementary is just blocks away. Never rush or worry about driving and parking when you can get there on foot in 5 minutes.
- **Kid care & activities** – Plenty of options for child care and afterschool activities for kids to choose nearby.
- **Easy to get around** – Close to Sammamish Highlands and the bus station. Easy to get around and feel like everything is convenient and approachable.
- **Neighborhood** – The overall neighborhood is very nice and is close to the beach, park, library and swimming pool.