

Improvements + Notable Features

23949 NE 69th Place | Redmond

- Extensive 5-zone surround-sound system:
- 13 sets of speakers included, on 3 separate systems: upper bedrooms, master suite, patio and garage. Surround sound wiring in bonus room and downstairs media room/exercise room.
- CAT5e cabling to central closet with 11 home runs including garage work bench
- Security cameras 3 exterior POE 1080p
- Monitor-ready home security and fire system
- Smoke alarms upgraded, 2018
- Honeywell WIFI-enabled thermostat
- Gentran board and generator hookup
- Honda inverter-style generator 7KW
- Under-cabinet lighting in kitchen
- Double oven with convection
- 7-zone automated irrigation system
- 220v circuit installed stubbed in crawlspace for patio hot tub install
- Built-in recirculation system – instant hot water anywhere in the house in 5 seconds
- Replaced septic system pump 8/2016
- Gas fuel line for natural gas grill on patio
- New roof 2013 - Class A Bureau Certified smooth saw shake (30-year roof)
- House strapped to foundation – generous lit crawl space with sump pump
- Crawl space backfilled for earthquake protection
- New furnace and AC installed Jan 2017 (5-year extended transferable warranty on AC)
- Central vacuum system – 15A twin motor unit
- Attic stairs leading to large, lit and carpeted attic space
- Upgraded original insulation with R30 batts
- Double oven with convection
- 3 direct vent fireplaces – 2 Napoleon without fan, master bedroom Montego with fan
- Several lighting fixtures replaced in 2018.
- Lake side of house has natural growth protection easement with nature trail around perimeter of lake (3/4-mile private trail. To access, out of driveway turn left and pass 2 homes and you'll see a gate entry.)

*Information provided as a courtesy and is not warranted by seller nor listing broker.
Buyers are advised to verify all information pertaining to this property independently.*