

# 2829 Lake Ave. Room-by-Room Features

## Formal Entry

- Slate Flooring

## Formal Living Room 15'11 x 21'6

- Wood floors
- Hand-hewn ceiling beams
- Fireplace with carved wood mantle
- French door to front entry patio area
- Recessed lighting

## Formal Dining Room 15'11 x 11'11

- Wood floors
- Wall sconces in period fashion
- Original pass-through cupboard to kitchen
- Iron casement bay window
- Original 'swinging' door

## Kitchen 8'9 x 11'5

- New stainless steel self-cleaning double ovens – one is a convection oven
- New stainless steel refrigerator
- New stainless steel dishwasher
- New stainless steel cooktop
- Eat-in area / breakfast room

## Laundry Room

- Large enough to accommodate side-by-side appliances

## Bedroom One – Front and East-Facing 17'x13'7

- Wood floors
- Walk-in closet
- Currently being used as a den
- Custom window treatments

## Bedroom Two – 'Jack & Jill' with Bedroom One 15'11 x 11'4

- Wood floors
- Ceiling Fan
- Wall sconces

## Bath One – Shared by Bedrooms One and Two

- ¾ bath
- Tile floors
- Custom window treatments
- Pedestal sink
- Stall shower

## Bath Two – Hall Bath

- ¾ bath
- Tile floors
- Original tub
- Period tile
- Pedestal sink
- Custom wall sconces and mirror

## Bedroom Three 14'10 x 12'1

- Wood floors
- Ceiling fan
- Custom lace window treatment
- Period book niche
- Walk-in closet

## Bedroom Four – Master Suite 18'11 x 11'2

- Wood floors
- Master Retreat with cozy fireplace with carved wood mantle
- Wood floors
- Wall sconces
- Ceiling fan
- 2 closets – one is a large walk-in closet
- Custom window treatments

## Bath Three – Master Suite

- Full bath
- Period tile
- Pedestal sink

## Bedroom Five – 2nd Floor 11'4 x 14'7

- Currently being used as a home office
- Walk-in closet
- Newer carpet

## Bedroom Six – 2nd Floor 14'4 x 12'6

- Newer carpet
- Large closet

## Bonus Room – 2nd Floor 13'8 x 14'7

- Wood floors
- Recessed lighting
- Perfect for a media room!

## Garage and Parking

- Gated driveway
- 2-car detached garage with workshop
- Electric garage door opener
- 2-car carport
- Additional parking in front of garage and carport with wide turnaround access

## Back Yard

- Used brick patio outside back door
- Vegetable garden behind and adjacent to garage
- Pool – gated and filtered
- Automatic water-conservation sprinklers – new!
- Covered patio facing pool area
- Outdoor kitchen with gas grill, side burners, warming drawer, sink and storage
- Tiled counters and bar area around grill area

## Other Features

- Copper plumbing
- Dual zone central air
- Iron casement windows throughout the first floor – many with roll-up window screens
- Wine cellar in the basement
- Abundant attic storage
- Dog run on the side of the house
- Basketball hoop in back yard

MEASUREMENTS CREATED BY REST, INFORMATION DEEMED RELIABLE, BUT NOT GUARANTEED. (626) 840-1717



*Offered at \$965,000*

Tia Rowland 626.685.1114 Prudential