

Features and Upgrades  
6304 E. Dusty Coyote Circle

Living Room/Dining Room

- Plantation shutters reach from floor to top of windows and can open

Family Room

- Custom niches with lighting
- Large wetbar
- Huge windows bring outdoor views in

Kitchen

- Island kitchen
- Breakfast room expanded during remodel
- Additional storage added
- Lighted niches
- Extra windows
- Travertine and marble insets in flooring pattern
- Extra electrical
- All lower cabinets have 2 slide out drawers
- Corner cabinet has swing-out storage
- "Appliance garage" with electrical outlet
- Subzero refrigerator with matching panels
- Gas cooktop
- Reverse osmosis
- Upgraded Bosch dishwasher in December 2014
- New garbage disposal in Fall 2015
- Tons of storage including tray storage and spice storage
- Large walk-in pantry

Master Bedroom

- His and hers closets
- Built-in ironing board
- Pocket door between bedroom and bathroom
- Concealed reading lights over each side of bed
- Double door exit to patio
- Diamond pattern travertine flooring
- Split raised vanities
- Tile counters with cast iron drop in sinks

- Large jetted tub
- TV and phone connections in bathroom
- Grab bar in shower
- Split far from guest bedrooms

#### Secondary Bedrooms

- Enlarged closets designed by Classy Closets
- Toto toilets
- Tile shower
- Double sinks in two guest bathrooms
- Solid alder wood in desks, matching cabinets, and book shelves
- Tile and glass block snail shower with tile seat in second master
- French doors with recessed sliding screens to access patio in second master
- Most of the cabinet doors and six of the file drawers in the office have locks
- The tile in the office was a specialty pattern of mixed sizes

#### Exterior

- Extra cost for premium lot plus \$100,000 for views to Black Mountain, the Boulders, and golf course (cart path opposite side of golf course)
- Located on a quiet dead end street
- Slate walkway to front door
- Large, deep backyard
- Room to build a pool
- Huge mountain and Boulder views
- Green golf grass
- Huge covered patio
- Raised patio over view fence
- Water lines to plants replaced
- Gutters and downspouts added
- Pebble finish in driveway to avoid tire marks
- Automatic lighting on walkway and patio steps

#### Garage

- 3 car garage
- Epoxy sealed finish
- Insulated with R-13 walls and R-30 ceiling
- Storage cabinets and workbench
- 2 water heaters
- Garage access door

## Miscellaneous

- Travertine tile throughout
- 14' ceilings
- Plantation shutters
- No animals have ever lived here
- Very few Natura models built
- Home was designed with professional designers for special touches, window treatments, paint, and glazing.
- Original owners occupied for less than 6 months/ year
- Additions and upgrades in 2003 for 4 bedrooms, 4 ½ baths
- Exterior painted in 2011
- Drainage system for extreme storms redone in 2014
- Termite and insect controlled
- Upgraded insulation to R-21 with R-30 ceilings
- Low E-glaze windows
- Alarm system on windows and doors
- Three skylights plus 2 solar tubes
- Culligan soft water
- Extra electrical and dimmer switches
- Surround sound in living room, dining room, master bedroom, family room, and outdoor patio
- Heavy oak front door with obscured glass on each side for privacy
- Tons of storage including coat closet, 2 double-doored storage closets in central hallway
- Large laundry sink
- Maytag washer and gas dryer included
- All tile roof