

*www.4658Crosswinds.com*



*Welcome to  
4658 Crosswinds Drive*



**FEATURES**

*(all dates are approximate)*

- Windows (Many are approximately 2 yrs new & are "Brick to Brick")
- Roof, (3 yrs)
- Garage:
  - Entrance to Home
  - Cupboards for Storage
- Hardwood Floors
- Lower Level Apartment with Separate Entrance
  - Income Opportunity
  - Separate Laundry Facilities
- Interlocking Front Walkway
- Crown Moulding in some rooms
- Kenmore Central Vacuum w/ Attachments
- Rear Yard:
  - Large Deck
  - Newly Stained with 10 year stain Warranty

**INCLUSIONS**

- All:
  - Window Coverings & Hardware
  - 8 Appliances (Fridge, Stove, Dishwasher, Microwave, Washer & Dryer plus Lower Level Fridge & Stove)
  - Garage Door Opener with 2 Remotes
  - Kenmore Central Vacuum and Accessories
- Water Heater is Rental
- Alarm System is installed but not activated
- Floor Plans on Dedicated Web Site

**LEGAL INFORMATION**

Square Feet: 3,197 sq.ft. of Luxurious Living Space  
 Taxes: \$3,793.00 / 2011  
 Property Size: 31.99 ft. x 124.11 ft.  
 Possession: 30/60 Days TBA



*Exquisite Home in Central Location  
with Separate Apartment*



**Susan Lancaster & Dennis Eldjarnson**

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# 4658 Crosswinds Drive

# Features



## MAIN LEVEL

**FOYER** 13.3 x 9.7

- Ceramic Floor
- Closet w/Mirror Door

**LIVING ROOM** 13.3 x 11.3

- Jatoba Cherry Hardwood Floor
- Crown Moulding
- Large Window
  - o Drapes, Blinds & Hardware



**DINING ROOM** 11.4 x 11.3

- Jatoba Cherry Hardwood Floor
- Window
  - o Drapes, Blinds & Hardware
- Decorative Light Fixture



**FAMILY SIZE KITCHEN** 11.10 x 8.3

- Ceramic Floor
- Lots of Cabinets & Counter Space
  - o Under Cabinet Lighting
- New (2010):
  - o Slate Backsplash
  - o Countertop
  - o Moen Faucet
  - o Oversized Double Sink
- Appliances:
  - o Black Samsung 2 door Fridge with Water & Ice
  - o Black Whirlpool Gas Stove
  - o Black Panasonic built-in Microwave
  - o Black built-in Bosch Dishwasher
- Newer window overlooking Large Yard
  - o Blinds

**BREAKFAST AREA** 15.11 x 9.7

- Ceramic Floor
- Pantry for extra Storage
- Walk-Out to newly stained Deck
- Decorative Light Fixture

## DECK

- Stained with 10 year warranty finish
- Large & spacious

## FAMILY ROOM

- Broadloom
- Modern Fan with Remote
- 4 Newer Brick to Brick Windows
  - o Drapes, Blinds & Hardware

**LAUNDRY ROOM** 7.6 x 6.2

- Separate exit to Garage
- Hotpoint Clothes Washer and GE Clothes Dryer
- Cupboards, Sink & Many Conveniences
- Window with Blinds



## GARAGE

- 2 Car Garage
- Kenmore Central Vacuum
  - o Accessories including Power Head
- Garage Door Opener with Remotes
- Cupboards
  - o Providing additional storage & convenience

## SECOND LEVEL

- Hardwood stairs to 2nd Level
- Window bringing in Light & Warmth

**MASTER BEDROOM** 18.11 x 12.11

- Large & welcoming with:
  - o Broadloom
  - o Modern Fan with Remote
- Huge Closet
  - o Custom Made Doors for Convenient Access
  - o Organizer on one side
- 4 Piece Ensuite
  - o Separate Shower
  - o Ceramic Floor
  - o Window with Blinds



**2ND BEDROOM** 12.2 x 11.3

- Star Wars Theme
- Broadloom
- Fan

**3rd BEDROOM** 12.0 x 11.3

- Broadloom
- Crown Moulding
- Fan



## APARTMENT WITH SEPARATE ENTRANCE

- Separate Side Entrance to Income Opportunity Apartment
- Clean & Welcoming
- Separate Laundry Area

**LIVING ROOM / RECREATION ROOM** 28.4 x 20.3

- Laminate Floor
- Cold Storage

**BEDROOM** 10.10 x 10.8

- Laminate Floor
- Window with Blinds

**KITCHEN** 9.4 x 6.5

- Lots of Cupboards
- Window with Blinds
- Appliances:
  - o White GE Fridge
  - o White Moffat Stove

## WASHROOM

- 4 Piece
- Ceramic Floor
- Marble Top Vanity

**LAUNDRY / UTILITY** 10.10 x 6.2

- Separate Laundry area
- No Washer & Dryer
- In Furnace area (see Signage in Home)

**COLD STORAGE** 5.4 x 4.4

