



# 15 Portsmouth Boulevard

- Tuxedo -

**- \$1,274,900.00 -**



Artistic Rendering –may not appear exactly as shown

- Newly remodeled 2600 sq. ft. two story four bedroom estate home in Tuxedo
- Completely finished lower level – includes lower level bar and Gym area
- New triple pane Low E windows throughout
- Large great room with oversized windows and custom two sided gas fireplace – entertainment unit
- Large eat-in kitchen with huge island, custom European style cabinetry
- Quartz countertops throughout
- Tiled shower in ensuite, with seamless glass door and soaker tub
- Large walk-in closet with custom shelves
- Alarm sound system, comes complete with A/C and HRV, central vac
- Exterior is completely upgraded with unique modern design and low maintenance finishes, comes completely landscaped, sprinklers
- New maintenance free deck
- LED Lighting throughout
- Includes appliances and window coverings
- New 200 amp panel
- Epoxy coating on garage floor and driveway
- New air conditioners, 2 high efficient furnaces, gas hot water tank
- Sump pit pump and discharge
- New central vacuum system
- Engineered hardwoods, tile and carpet throughout
- Alarm – Audio System
- Large mud room, oversized garage
- Spray foam joist spaces
- All appliances included, all window coverings included



**For more information please contact:**

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