

# 7436 Caruth Blvd – Features List

See Virtual Reality tour at [www.7436Caruth.com](http://www.7436Caruth.com)

## **General**

- Luxury French Tudor on Caruth Boulevard in Highland Park ISD
- Beautiful hardwood floors throughout downstairs
- Herringbone brickwork at entrance to home
- Half-timber accents and leaded glass windows
- Hand-hewn wood beams exposed in unique ceiling treatments
- Exceptional amount of storage throughout the home
- Oversized downstairs master suite
- Four inside living areas include living room, exercise room, media room and 500 square foot bonus room
- Five upstairs bedrooms each with ensuite bath and large walk-in closets
- Wet bar adjacent to media and game room with ice maker and wine cooler
- Amazing outdoor entertainment area and pool
- 2 downstairs Powder baths – one near study and second with direct access to outdoor living and pool
- Additional built-in desk / work area near downstairs living
- Designed by renowned architect Fusch

## **Study/Library**

- Beautiful wood wall with built-in desk and bookshelves
- Windows on front of house provide natural light

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## **Dining Room**

- Large dining room with elegant fireplace
- Large bay windows & beautiful chandelier

## **Main Living Room**

- Incredible 3 story cathedral ceiling with amazing wood beams and arches
- Large open living with access to backyard, kitchen, dining & powder bath
- Wood burning fireplace with gas starter and logs
- Surround sound wiring
- Double doors open to covered patio and pool – perfect for entertaining
- Designed space for baby grand piano

## **Kitchen**

- 48” Viking gas range with 6 burners and griddle
- Built-in Miele coffee station
- Two full size sinks with disposals
- Pull out spice cabinets
- Large Walk-in Pantry
- Under counter lighting
- Commercial Viking 60” refrigerator with matching paneling
- Built-in microwave
- Two dishwashers with matching paneling

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## Master Suite

- Ideal location – downstairs and away from main living area
- Oversized bedroom with hardwood floors and high ceilings
- Drapes and shades for privacy
- Sitting area with views to backyard
- Master bathroom has dual sinks, vanity, walk-in shower, standalone tub, separate water closet and oversized closet with built-ins

## Laundry Rooms

- Oversized laundry room on first and second floors
- Full size washer/dryer connections
- Large sinks
- Countertop workspace and cabinets for storage

## Exercise Room & Media Room – 2<sup>nd</sup> Floor

- Huge media room for movies and entertainment
- Large AV closet
- Wet bar with ice machine and wine cooler
- Separate exercise room with hard wood floors is ideal as second study, workout room or additional living space
- Separate full bath services the media and exercise room

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## **Bonus Room – 3<sup>rd</sup> Floor**

- Large 500 square feet bonus room on third level for entertaining, exercise, additional study or additional bedroom
- Direct access to attic from bonus room in two locations

## **Outdoor Areas**

- Large covered outdoor living space with wood burning fireplace
- Space for outdoor dining table and separate living area
- Built-in gas grill for outdoor cooking
- Beautiful custom pool with water feature
- Privacy wood fence surrounds backyard
- Electric gate in the fence to allow for security
- Room for 2 cars within the garage and 2 additional cars within the fenced driveway
- Large circle drive in front with room for parking 2 cars side by side
- Large mature trees provide shade and beauty