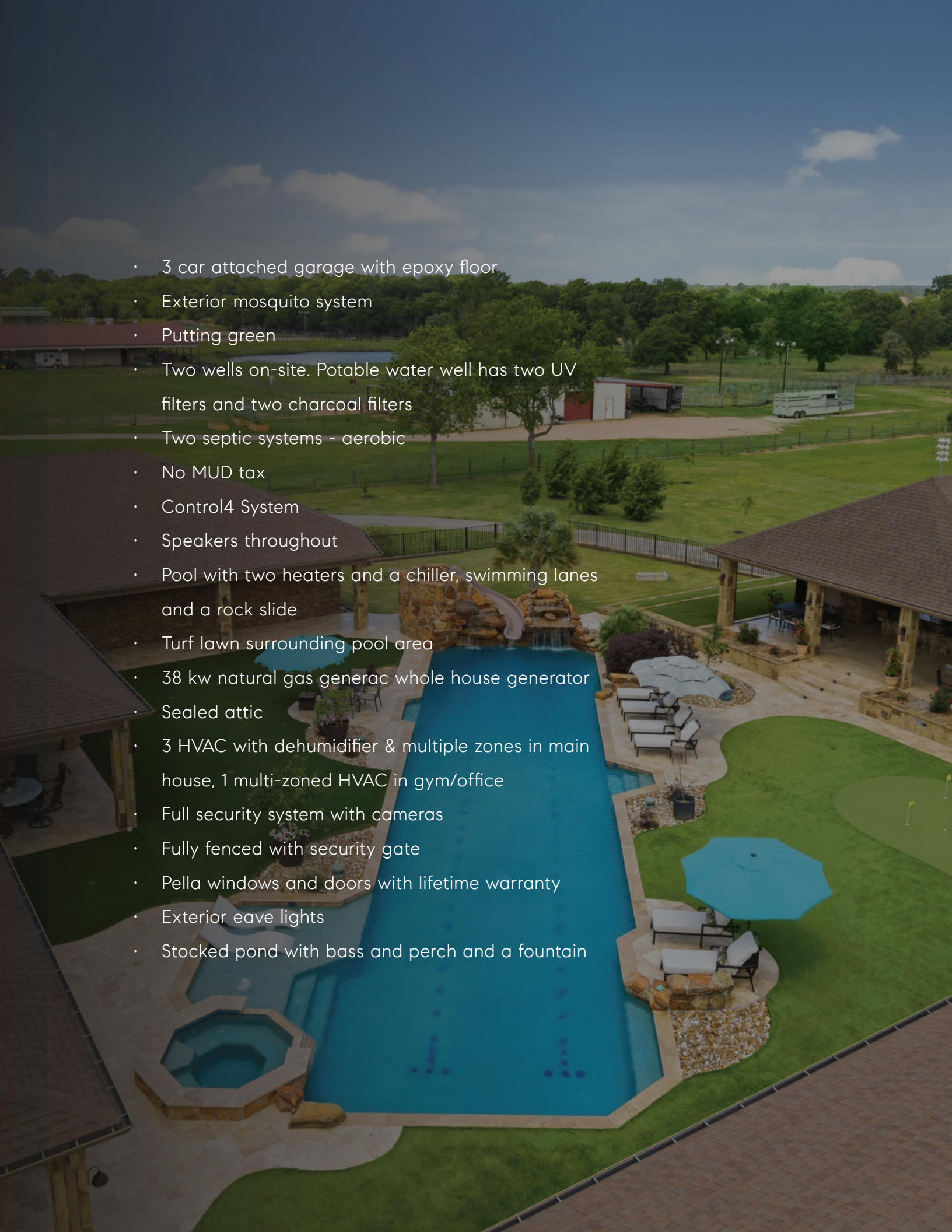


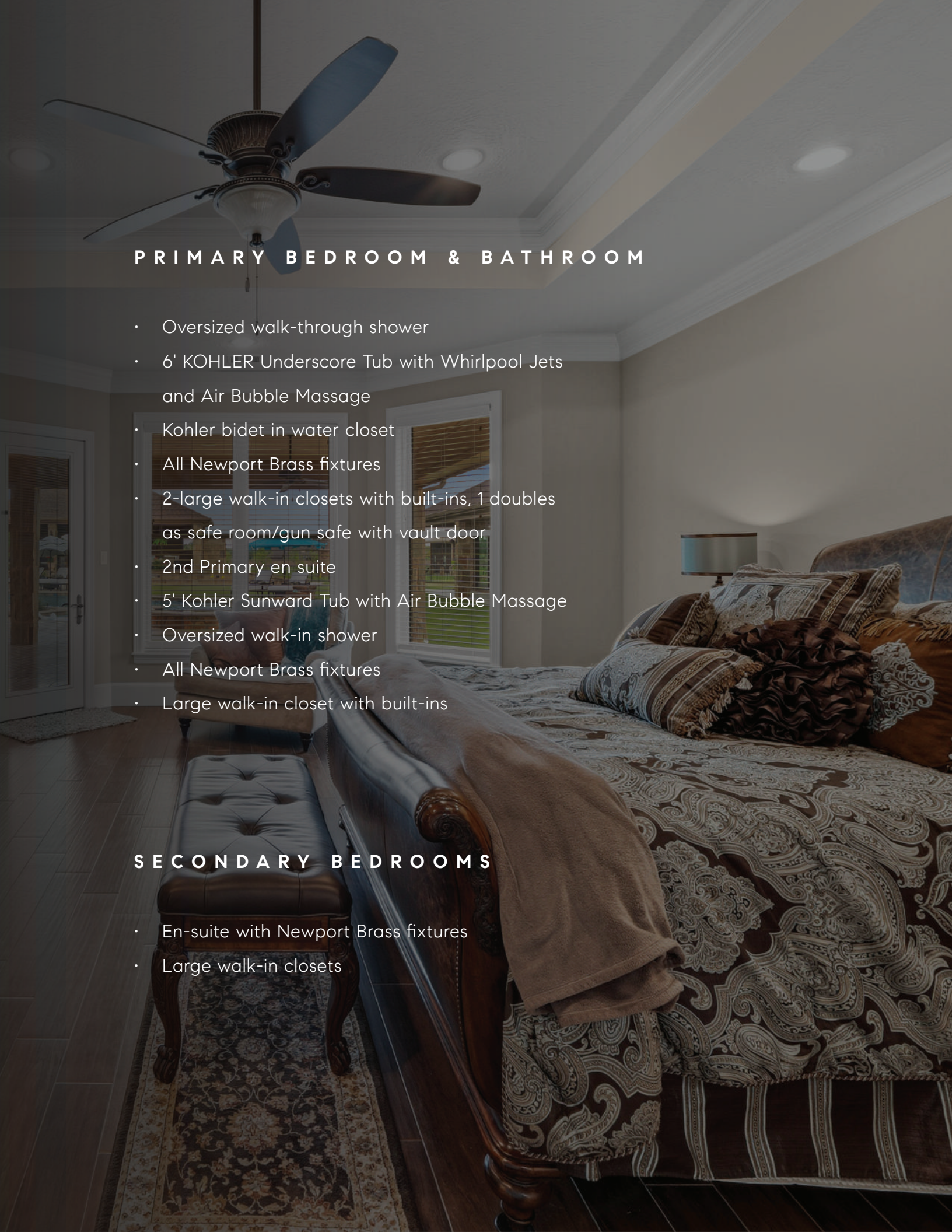
21620 SCHIEL RD

FEATURES & HIGHLIGHTS

- **10 acres** that includes **8 acres** pecan orchard, all **10 acres** are fully irrigated
- Main house s/f 1st floor **8,657**, incomplete 2nd floor s/f **559**, gym s/f **1,800** = **11,016** sf
- 4 bedrooms, 4 full and 3 1/2 bathrooms, plus full bathroom/locker room in gym, and upstairs bonus room that is plumbed for full bath



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- 3 car attached garage with epoxy floor
 - Exterior mosquito system
 - Putting green
 - Two wells on-site. Potable water well has two UV filters and two charcoal filters
 - Two septic systems - aerobic
 - No MUD tax
 - Control4 System
 - Speakers throughout
 - Pool with two heaters and a chiller, swimming lanes and a rock slide
 - Turf lawn surrounding pool area
 - 38 kw natural gas generac whole house generator
 - Sealed attic
 - 3 HVAC with dehumidifier & multiple zones in main house, 1 multi-zoned HVAC in gym/office
 - Full security system with cameras
 - Fully fenced with security gate
 - Pella windows and doors with lifetime warranty
 - Exterior eave lights
 - Stocked pond with bass and perch and a fountain



PRIMARY BEDROOM & BATHROOM

- Oversized walk-through shower
- 6' KOHLER Underscore Tub with Whirlpool Jets and Air Bubble Massage
- Kohler bidet in water closet
- All Newport Brass fixtures
- 2-large walk-in closets with built-ins, 1 doubles as safe room/gun safe with vault door
- 2nd Primary en suite
- 5' Kohler Sunward Tub with Air Bubble Massage
- Oversized walk-in shower
- All Newport Brass fixtures
- Large walk-in closet with built-ins


SECONDARY BEDROOMS

- En-suite with Newport Brass fixtures
- Large walk-in closets



WINE ROOM & BAR

- Large walk-in, climate controlled wine room, 820 bottle capacity
- Scotsman Brilliance Nugget Ice Maker with cabinet panel front
- Game room with wet bar
- Scotsman Brilliance Nugget Ice Maker with cabinet panel front
- Kitchenaid Under Cabinet Refrigerator with cabinet panel front



THEATER ROOM

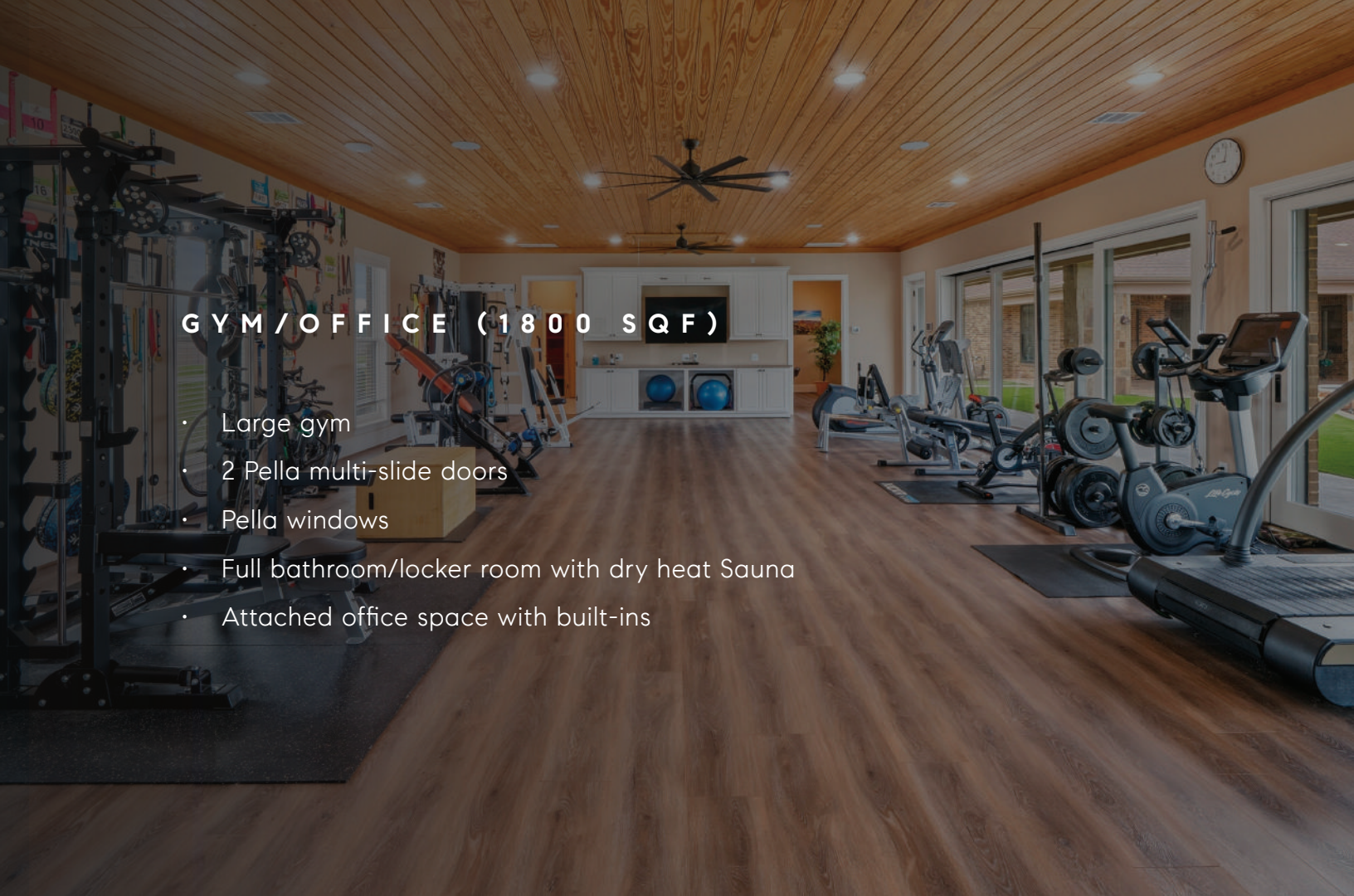
- Epson Pro Cinema LS12000 Projector TV with 140" screen
- In ceiling surround sound
- Media chairs are for sale with wine holders and tray for each chair

KITCHEN

- Oversized (10' x 6.5') island with copper vegetable sink with disposal
- Viking Pro 30" French Door Double Oven
- Thermador 48" pro range cooktop 6 burner with griddle
- Thermador 36" BI refrigerator column, panel ready, rev dr, ss
- Thermador 30" BI freezer column panel ready with icemaker E-star, ss
- Bosch 24" fully integrated benchmark dishwasher, cabinet panel front
- Double drawer kitchenaid 24" refrigerator drawer with cabinet panel Front
- Bilanco low divide undermount sink with disposal

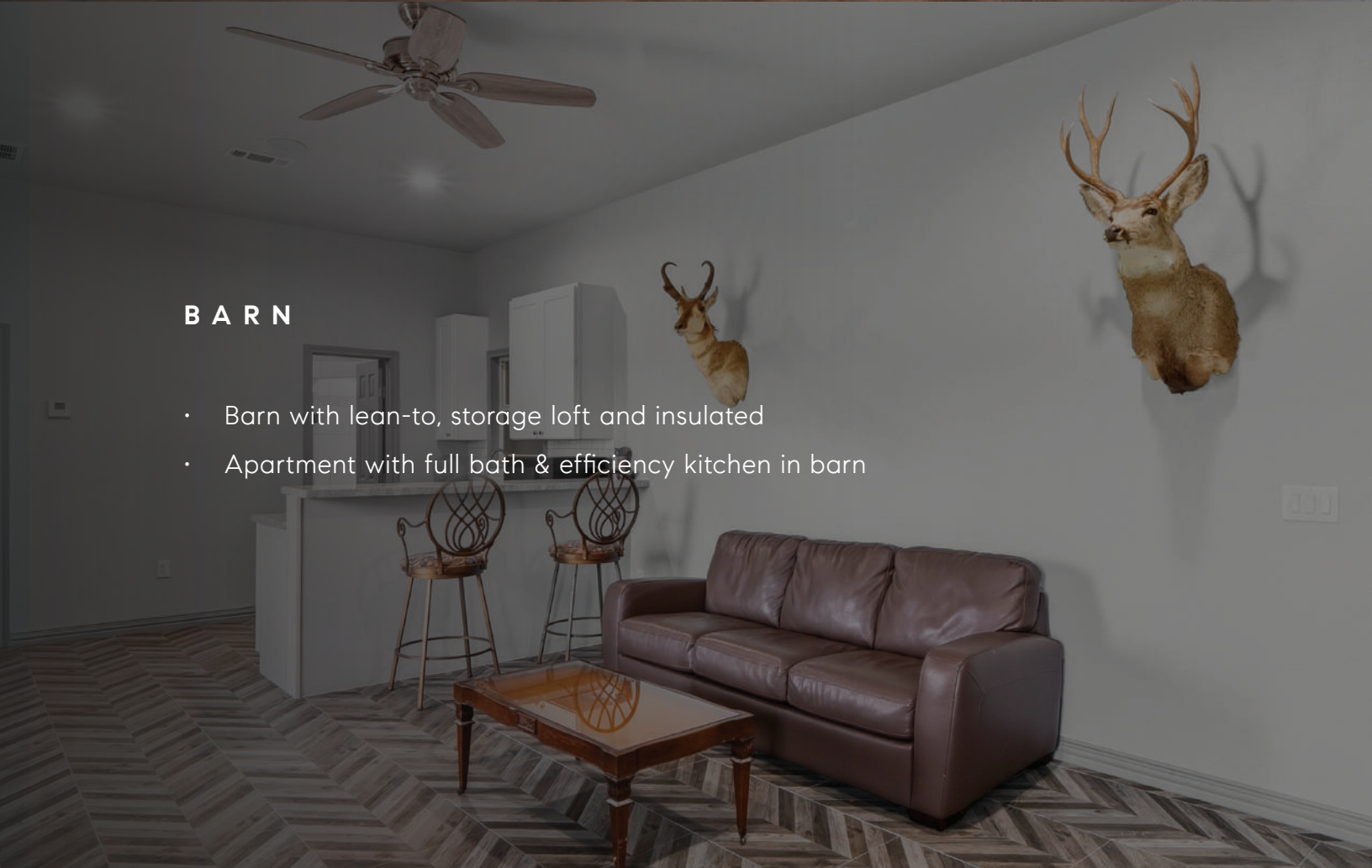
SUMMER KITCHEN

- 5 burner Blaze LTE grill with lights (40") stainless
- Blaze double side burner natural gas stainless
- Blaze power burner LTE stainless
- Blaze 24" outdoor fridge ss 5.2 cf stainless
- Clear ice maker 15" stainless with pump stainless
- Zephyr 42" outdoor pro hood cypress 1200 cf stainless
- Double Kegerator
- Outdoor shower
- Hurricane shutters - top shutters are remote controlled



GYM/OFFICE (1800 SQF)

- Large gym
- 2 Pella multi-slide doors
- Pella windows
- Full bathroom/locker room with dry heat Sauna
- Attached office space with built-ins



BARN

- Barn with lean-to, storage loft and insulated
- Apartment with full bath & efficiency kitchen in barn