

COMPLETE HOME UPGRADE LIST

Luxury Residence | Pomona Community

Structural & Layout Upgrades

- Master bathroom structural redesign with freestanding tub configuration
- Master bathroom redesign with rain shower and custom glass door
- Expanded / upgraded master bath layout and finishes
- Removal of interior wall to create open-concept layout
- Great room fireplace extended to ceiling and relocated to corner
- Media room tiered seating (step-up platform)
- Guest bedroom and upstairs bath upgraded to walk-in showers

Staircase Upgrades

- Full wood staircase
- Upgraded posts and spindles
- Newel post and stain finish upgrades

Kitchen & Living

- Custom maple cabinetry throughout
- Extended island with built-in storage
- Upgraded countertops and stone backsplash
- Under-cabinet vent hood and premium sink
- Designer lighting, chandeliers, and ceiling fans

Electrical & Lighting

- Low voltage and recessed lighting upgrades throughout
- Additional outlets, GFI outlets, and ceiling fixtures
- Pendant prewire at kitchen island
- Wall sconces and bathroom lighting upgrades

Flooring

- Wood flooring across main living areas and bedrooms
- Upgraded tile flooring in bathrooms and utility areas
- Upgraded carpet and padding

Media Room

- Custom media room buildout with tiered seating
- State-of-the-art theater system (projector, screen, surround sound)
- Additional insulation for soundproofing
- Premium leather seating included

Outdoor Living

- Custom 40+ ft pool with integrated heated spa and fire place
- Fully equipped outdoor kitchen with grill and TV
- Cabana and covered outdoor space
- Extensive stonework, pavers, and landscaping

Additional Enhancements

- Whole-house blinds, shutters, and curtain rods
- Interior repaint and custom finishes
- Additional cabinetry and storage throughout
- Water softener and RO drinking system
- Home automation including media room

Welcome to this exceptional, fully customized luxury residence in the highly sought-after Pomona community. This home was thoughtfully designed, meticulously upgraded, and built with extraordinary care as a true dream home. Every detail reflects a commitment to quality, functionality, and elevated living. From the open-concept layout and floor-to-ceiling fireplace to the designer kitchen and spa-like primary suite, this home offers a seamless blend of comfort and sophistication. The custom media room and resort-style outdoor living with pool, spa, and outdoor kitchen create an unparalleled lifestyle experience.

A home built with intention, care, and a vision for luxury living.