

Gary Wellbrock – House on Lot 3, Elim Beach 2

2 story house built in 2004

- 1,200 square feet living space on top floor;
- 1,100 square feet on bottom floor with 324 square feet attached garage;
- Upper second level has 697 square feet of deck with glass paneling;
- 4 bedrooms, 2 on each level, office, large storage, large TV/family room on lower level;
- Exercise room with TV hookups – can also double as a bedroom;
- The single car garage has the potential of a 3 car garage;
- Built-in storage under the deck;
- Large enclosed back yard with wood burning firepit and bricked seating area – very private;
- Rainwater glass in front of yard for privacy;
- Automated underground irrigation system;
- 76 feet of frontage facing street;
- private water access in front of house, shared with Lots 2, 3 and 4, Elim Beach 2;
- Natural gas appliances and water heater;
- Gas fireplace on main floor that works even when the power is off;
- Full bathrooms on both levels with heated stone tile flooring;
- Open living room/kitchen area with island in kitchen;
- Sale to include washer, dryer, fridge, stove, dishwasher and microwave;
- Range is set up for both gas and electricity;
- The deck has sunny and shady areas with lake view and has 2 natural gas outlets for bar-b-que and deck heater;
- Includes 8' x 12' utility shed;
- Large 1,500 gallon concrete septic tank;
- Shared use of wooden steps in rear of property, steps primarily on Lot 2 and Seller shall have exclusive use of storage under the steps;
- Utilities including power, natural gas and telephone;
- TVs and accessories **not** included in sale.