

# 4350 Cazadero Hwy

**[www.4350cazadero.com](http://www.4350cazadero.com)**

- **3 Bedroom**
- **3 Bath**
- **Aprox 1,256 SqFt**
- **2.63 Acres**
- **Newly Remodeled in 2017**
- **Guest Quarters**
- **Custom Finishes Throughout**
- **Radiant Heating**

## All New

- Roof, Gutters w Leaf Guards and Downspouts to French Drains [Warranty in Place]
- Dual Pane Windows throughout
- Interior Walls – down to studs
- Insulation
- Electric
- Exterior Siding and Shingles
- Entry Decks with Seating
- Skylights
- Fixtures and Water Heater
- Flooring
- Two Kitchens w Appliance Suites

*\*Main House in SS Gunmetal Finishes*

*\*Studio SS*

## Bathrooms

- Porcelain Tile
- Radiant Heat
- Tubs
- Showers
- Toilets
- Accessory Packages

*\*Furniture Package Available!*

*\*Vacation Rentals Allowed in Cazadero*

## Heating

- Convection
- Radiant
- Electric

## All LED Lighting and Fans

- Recessed Can Lighting
- Uplighting
- Gimble Lighting
- Fans with Lights and Remote Control

## Electric Car Charger – Level 2

## Custom Finishes throughout

- Barn-wood Door
- Kitchen Island
- Screened in Porch
- Custom Pendant and Chandelier Lighting
- Kitchen Pantry and Linen Cupboard
- Cedar lined Closets

## Landscaping

- Plantings
- Outdoor Lighting

## Additional Outbuildings:

- An “It’s Up To You” Studio Shed
- Separate Laundry Room
- Storage Shed
- First Generation Redwood Outdoor Areas
- Campfire [S’more dedicated] Area

Concept Drawing available [please check with County]

Potential Additional Building Pad if Main House and Cottage combined

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