

## HOME FEATURES - 6 WEDGES FIELD, WESTON CT

### **MICHAEL GREENBERG PREMIER BUILT HOME JP FRANZEN-ARCHITECTS**

- 600 Amp Electrical Service with system-wide surge protection
- All new HVAC system throughout
- Programmable thermostats throughout
- Emergency generator natural gas powered, which detects loss of power and runs major appliances, well, hot water, heat and A/C, as well as garage and garage doors.
- Garbage room and storage room on side of garage for easy pickup (2 rooms)
- Indoor/Outdoor Firewood access storage room (near garage)
- 4 Car heated garage
- Heated Pool and Spa (no propane needed) with controls in house
- Tennis Court by Basil Rissolo (with basketball area)
- Outside tree and shrubbery lighting
- All-LED lighting throughout living areas
- Automatic garage door lighting for security
- Complete ADT security system throughout
- Underground Water Sprinkling System
- Magnificent Antique Oak floors throughout the entire main building (upstairs and downstairs). Antique pine floors in separate apartment.
- Landline phone system with intercom throughout
- Hand-hewn antique beams
- Stereo speakers throughout downstairs rooms and screened porch area
- Surround sound system in family room
- Steam shower in master bath
- Excellent insulation, including spray foam, in attics and basement
- "Cabana room" with shower, leading to pool
- Refrigerator/freezers in kitchen, utility/cabana room and above garage
- Four ovens in kitchen for gourmet preparation
- Refrigerator drawers in kitchen
- Beverage cooler in kitchen
- Wine cooler in bar area
- Natural gas starting system for fireplaces in most areas
- Full-sized basement with finished area, storage areas and workroom
- Large in-law apartment above garage with refrigerator, stove/oven, dishwasher, full bath, large terrace, pool table and TV surround sound system
- Central vacuum service in downstairs, above garage and certain basement areas
- Extensive built-ins for storage and display purposes