



DISCOVER THE Paxton

at 1208 South 197th Ave.
Total 2343 Square Feet



De-Stressing

• **10' x 16' rear cedar deck** offers a lovely space for unwinding from a busy day.

1 **Spacious owners suite offers sitting area.** After a hectic day, a busy day or an events-filled day, it is relaxing to walk into your bedroom, close the door and finally be yourself! Ahhhh!

2 **Jacuzzi tub in owners suite** is bathed in natural light, or light a few candles

and enjoy delicious time alone in your private spa.

• **Two sinks and a private water closet** in the owners suite are appreciated when conflicting schedules mean two people in the bath area at the same time.

• **Spacious laundry**, just steps away from the kitchen, is perfect for multi-tasking.

Entertaining

• **Covered front porch** offers a perfect place to chat with friends.

1 **Open kitchen/breakfast/great room** keeps everyone connected. As the command center of this space, the kitchen island places the sink within easy access for all.

• **Three eating spaces**—dining room, breakfast area and snack bar—accommodate everything from formal dinner parties to kids' birthdays or the 'big game' buffet.

• **Formal living room** provides additional options for socializing.

2 **Spacious rear deck** expands entertaining options outdoors.

• **Numerous uses for lower level.** Left unfinished, the kids can enjoy their trikes and rollerblades through the winter. Or, we can finish off part of this space for a rec room, media room, etc.

Storing

• **5' pantry in kitchen** ensures plenty of storage for prepared foods, baking needs and household goods.

1 **Walk-in closets** with ventilated shelving in all bedrooms. Help children have a place for everything while making 'cleaning their room' less taxing. And, check out this home's huge closet in the owners suite, complete with a stack of shelves or drawers. Be sure to ask about the available closet maximization systems!

• **Upstairs linen closet** provides plenty of room for extra sheets, blankets and towels.

• **Deep, 3-car garage affords extra storage.** When planning for shelving and storage space in your garage, think in "zones." If you plan for a gardening zone, car care zone, sports zone, etc., you can arrange items so they're easy to locate visually.

• **Upstairs bathroom vanity cabinets** provide welcome additional storage.

Flexible Living

• **Formal living room** easily optioned as den or study. Eliminating the 'pass-through' between the living room and family room makes this conversion easy. For privacy, consider adding French doors from the entry.

• **Or, eliminate walls separating living room and family room** for expanded entertaining options.

1 **Living and dining rooms** could become his-and-her home offices. With more people working from home and the number of home-based businesses on the rise, office space has become a prized amenity. The location to the front is ideal for welcoming clients!

