

15700 Youngblood Rd **UNIQUE FEATURES SHEET**

Primary Suite

- Expansive suite with a private lounge area
- 464 sq. ft. custom-designed closet featuring a sliding shoe shelf, hidden safe compartment, and a fully equipped make-up vanity
- Additional custom closet with double-door feature

Interior Highlights

- Main and upper-level laundry rooms for convenience
- Sonos surround sound system throughout
- Commercial-grade gym with sauna and massage chairs
- Custom home theater with wet bar
- Custom children's bedrooms with built-in beds, sitting areas, and dedicated make-up spaces

Entertainment & Recreation

- Dedicated game room equipped with 9 TVs and a full gaming system
- 380-gallon saltwater aquarium — a stunning living centerpiece
- Two distinct BBQ and entertainment areas, including one fully air-conditioned space with TV and pizza oven
- Two sparkling swimming pools — courtyard pool is saltwater and heated
- Hot tub seating up to seven
- Gated playground with dual trampolines

Guest Accommodations

- Private guest house offering potential Airbnb income opportunity

Exterior & Security

- Gated entry with phone access and automatic exit
- Full security camera system with video recording
- Elegant water fountain feature at the entrance
- Ample parking for gatherings and events
- 15' x 32' powered storage building
- Solar panels for energy efficiency



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