

## *3400 Tuscany - Features List*

---

### **Exterior:**

- Pool & Spa - Propane Heated & Fenced
- Covered Outdoor Kitchen with Grill, Refrigerator, Ice Maker
- Outdoor Pizza Oven
- Firepit
- Generac Whole House Generator
- Water storage tank - 2000 gallon
- Outdoor Living Motorized Shades
- Bocce Ball Pad
- Basketball Pad
- Playground

### **Interior:**

- Voice controlled smart home systems (Alexa/Google Assistant)
- Security system
- Whole house control panel
- Electronic window coverings

### **Conveying Items:**

- White Italian Leather Sectional
- Dining room table
- Kitchen refrigerator
- 2 freezers in garage
- Pool furniture
- Adorondak chairs