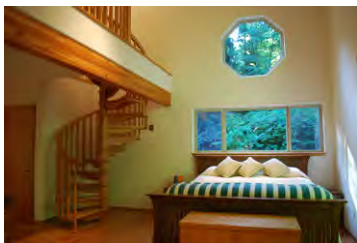


Gracious Privacy in Kala Point



Inspired by the surrounding forest this surprisingly light home boasts details such as 18 foot cathedral ceilings, hardwood floors, granite counter tops, 3 propane fireplaces and so much more in almost 4,000 square feet.



294 Cedarview Drive
Kala Point
Port Townsend, WA
MLS#278845



General

- Three bedroom, two full and two ½-bath, with a 2-story master suite with fireplace, almost 4000 square feet, plus sunroom and atrium
- NW Contemporary with exposed, finished beams, wide plank oak flooring, cedar siding in a warm brown, and extensive windows to bring the outside view inside and allow year-round light
- Surrounded by multiple patios and cedar decks, shaded by close-in trees, allowing outside enjoyment of the rain-shadow on the Olympic Peninsula
- Privacy is provided as the house sits on a large (double) lot and is hidden from the street with a long, curving driveway
- Wired for the future with extensive cabling of Cat 5, coaxial, phone, and infrared control for whole-house speakers and your audio equipment
- Custom oak cabinetry and railings throughout, including an oak spiral staircase
- Private path with access to Old Fort Townsend State Park

Master Bedroom Suite

- Two levels connected by oak spiral stairs, high ceilings with high windows
- Propane fireplace
- One and one-half baths
- His and hers walk-in closets, with laundry chute to lower level
- Oversized shower with sky wall open to rose garden
- Windows over double sinks
- Upper level connects to library and to sunroom and south deck

Great Room

- Great room for an open floor plan of living and dining rooms
- Eighteen-foot ceiling, massive wood beam to support library loft
- Large wood-burning fireplace with propane feeder line available, wood storage hidden in cabinet with keyed pass-through from outside
- Oak stairway up to library
- Two sets of Bose speakers (included) in great room ceiling for wonderful sound

Kitchen Suite

- Eleven-foot ceiling, granite tile countertops, 42" custom oak upper cabinets, many lower cabinets with roll-outs for easy access
- Large walk-in pantry plus a cabinet pantry
- Custom large center island lower than countertops, eases food preparation
- Cabinets with electronic/media center for centralized AV, whole house wiring
- Open to huge general use area with propane stove, wired for surround sound
- Television in current use as media room is included

Lower Level

- A large second bedroom with an additional bedroom wired as a media room with surround sound, full bath, utility room, and professional pool table (included), and storage under the stairs (cabinets included)
- Keyed sliding door to outside patio/walkway through tiled multi-purpose or mudroom
- Two-car garage with separate large storage room/shop: cabinets and chest freezer included, 220-volt outlet for shop

Outside Areas

- Atrium with keyed doors to deck and kitchen, open screened floor, and sky wall of windows
- Sunroom off master suite with a sliding glass door and another door to the south deck, opening skylights, tile floor, and fully insulated for seasonal comfort
- South deck has solid floor and high glass surround to conserve heat for a longer season with a steel spiral stairway to patio below
- South patio has high, solid ceiling providing protection from sun and rain
- Wood/Tool shed with storage for over a cord of wood (wood included)
- West patio is pre-wired for spa (50 amps)
- Ample outside lighting, electrical and propane outlets, and hose bibs, including an owned 120-gallon propane tank
- House has 400 amps and a pre-wired circuit panel and propane outlet for generator (not included)