

322 Kelvin Blvd

House Specs

2748 sf

3+1 Bedroom

2.5+1 Bath

1000 sf of finished basement

Professionally designed, the home boasts a custom, one-of-a-kind 8ft. wide glass front door with multi-point locking hardware and custom Emtek solid brass handle with black finish, designer lighting throughout, and a modern, well thought-out layout that keeps living and sleeping quarters separate. A true entertainer's home!

22' vault in great room draws the eye up to unique cupola with 10 windows for ample natural light.

650sf great room featuring gas fireplace with stone and custom millwork surround, built-in cabinetry and custom display/bookcase

Solid wood shiplap in the great room adds warmth and brightness to the space. Double garden doors lead out to nearly 400sf of backyard deck. Decking is composite, for no-maintenance outdoor entertaining!

12' cathedral ceiling in master bedroom with beam detail and chandelier

Solid maple painted cabinets throughout

Designer kitchen plan includes a fireclay farmhouse sink, KitchenAid appliances, and a massive, 35sf marble island with prep sink and seating for up to 6.

Solid surface counters on all cabinets including laundry, pantry and all 4 bathrooms

Huge mudroom off garage with custom built-ins

Walk-through pantry off mudroom and kitchen with custom cabinets, solid surface counters and ample shelving for storage

Twin bedrooms feature large windows and custom shelving

750sf Master suite includes 8' vanity with his and hers sinks, beautiful free-standing soaker tub, custom tiled 4'x6' shower with frameless glass enclosure and separate room for water closet, and a huge walk-through closet. Master bedroom features an incredible amount of natural light, with garden doors leading to the backyard.

Beautiful hardwood and tiled floors throughout the main floor

LED lighting throughout the main floor

Beautifully finished lower level with 5 oversized windows with oversized window wells for ample light. Includes one large bedroom, 4 piece Juliet style bathroom, large TV area and area for pool table.

Exterior is finished entirely in board and batten James Hardie siding with custom trim. Fully insulated and heated double garage has an asymmetrical façade and designer garage doors.

Full exterior landscaping including 60yr old mature landscaping, new plantings, black granite accents, new double driveway and front walk, and fully sodded yard.

Brand new underground 200 amp electrical service

All new plumbing including underground drainage (includes back water valve and new copper water line)

All new mechanicals including gas furnace, AC, HRV, and all ducting

All new weeping tile system complete with sump pit and pump

2lb spray foam in all walls

R50 insulation in all ceilings