

*Old World Craftsmanship with New
World Appeal*



St. Andrew

2573 Observatory Ave, Hyde Park


JOHN HUEBER
HOMES



Features

Kitchen

- *Omega Dynasty Cabinetry with glazed finish*
- *Beverage center with refrigerator drawers, built-in coffee maker bar sink and built-in water purifier*
- *Center island with seating*
- *Granite Counter top*
- *Hardwood flooring*
- *Stainless appliances includes 6 burner cook top, double oven, built-in refrigerator, dishwasher, trash compactor, custom hood*
- *Oversized windows, walk out to large covered patio*

Owners Suite

- *Cathedral Ceiling with 5 1/4 crown and custom ceiling lighting*
- *Walk out to covered patio*
- *Master Bath with His and Her sinks, Pearl Whirlpool, oversized shower, separate commode room, linen closet*
- *Omega glazed cabinetry with built-in shelving*
- *Large walk-in closet with custom built-in shelving*

Study

- *13' tall ceiling with beams*
- *Custom built-ins with drop down desk*
- *Stained Wainscoting*

Living Room

- *15' tall beamed ceiling*
- *Gas fireplace with custom mantle*
- *Flat screen television built-in*
- *Hardwood flooring*
- *Opens to Covered Porch and Kitchen*

Lower Level

- *Wine bar with built-in stone wine storage, barrel vault ceiling,*
- *Granite top on bar*
- *Media room, Exercise Room, Billiard Room, Guest Suite with full bath*
- *Additional unfinished storage area*

Custom Interior Detail

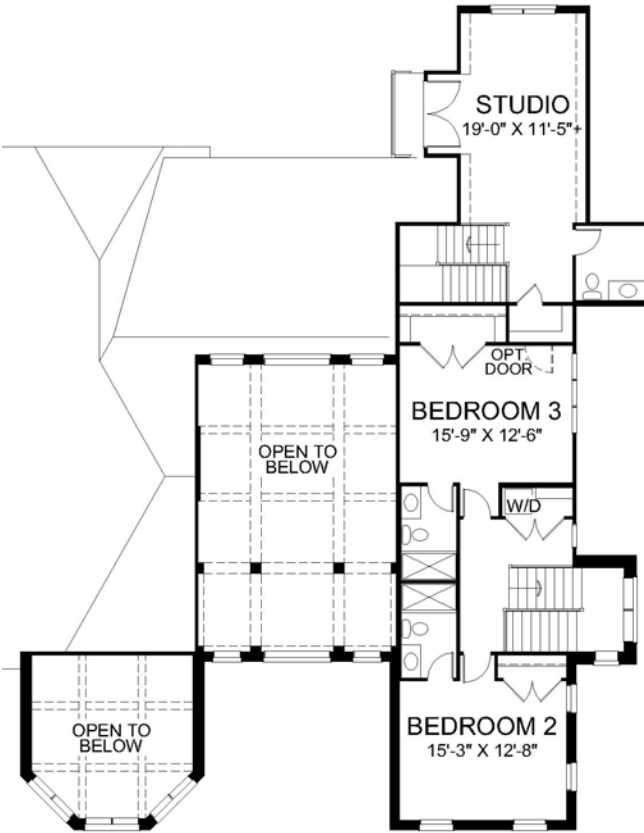
- *Custom woodworking with over 7 1/4 " base & 3 1/4" casing*
- *Oversized crown molding included in Foyer, Dining Room, Study, Kitchen, Master Bath, Powder Bath. Light rail included in Master Bedroom and Dining Room*
- *Custom Iron spindles on oak stairs*
- *Random Width hardwood included in Dining Room, Living Room, Kitchen, Powder Bath, first floor hall areas.*
- *Rear stairs lead to private studio with 1/2 bath and balcony overlooking patio*
- *2 Bedroom suites with private baths*
- *First and second floor laundry*

Energy saving features and Electric

- *Geothermal heating system savings up to 75% on heat and cooling costs*
- *Energy star rated construction*
- *Six phone outlets, Six Cable TV outlets*
- *Rope lighting in Lower Level Media Room*
- *60 recess cans*
- *4 ceiling fan wiring and installation*
- *Security System*
- *Sound system*
- *75 gallon hot water heater, continuous hot water feature*

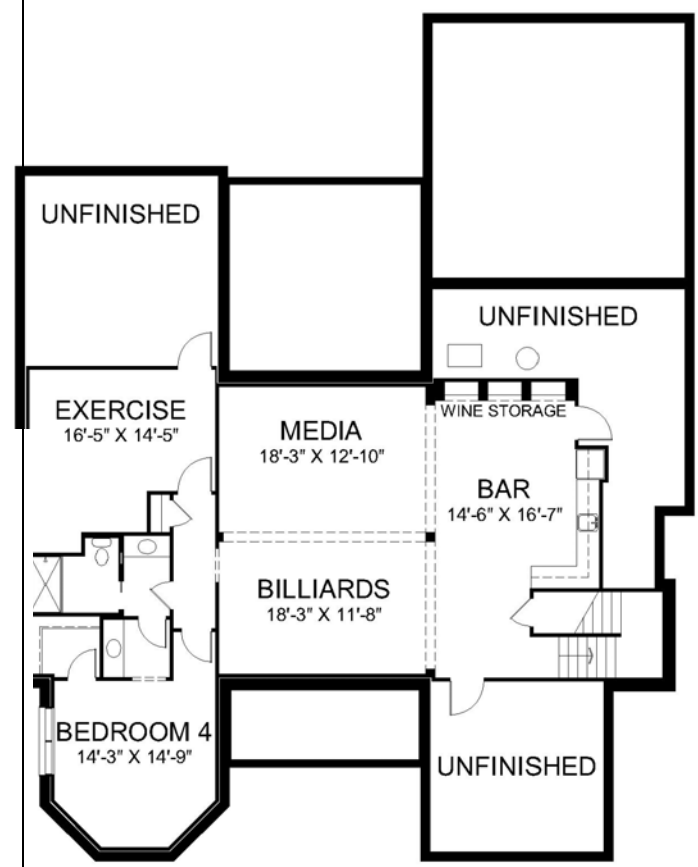
Exterior

- *Natural Stone & Brick Custom Old World design*
- *Extensive Landscaping package*
- *Stone front porch and rear patio*
- *Enclosed private rear patio with fountain*
- *Bead board ceiling on covered rear porch with stone flooring*
- *Marvin windows - top rated by J.D. Power*
- *Stone front garden fence with iron gate*
- *Oversized gutters*
- *2 car garage*
- *Off street parking*



Second Floor

Main Floor



Lower Level

Front Elevation



Rear Elevation

