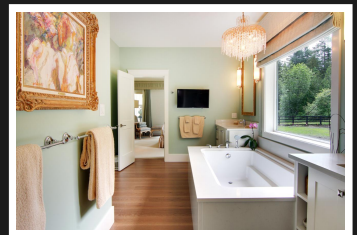


PEMBERTON
HOLMES

· ESTABLISHED 1887 ·

11317 HUMMINGBIRD PL

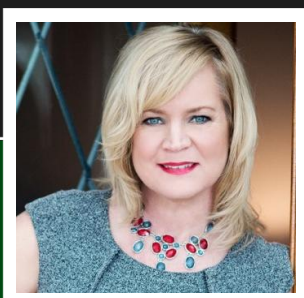


French Country Style living meets Elegance! Built with a high standard in 2017 & upgraded by the current owner. 3 gated entrances to a sunsoaked 1 acre property that suits everyone from car enthusiasts to hobby farmers. Step into the foyer of the main residence & take in the captivating celestial windows that spill east & south sun into all principle living areas. With warm & welcoming cream color cabinetry & 2 tone quartz in the Chef's kitchen that comes complete w/6 burner gas stove, dual ovens & all the essentials that make cooking a pleasure. On the main level you'll find an elegant master with dazzling ensuite & walk in dressing room, coupled with another main floor BR & BA. Upstairs is 2 more BR's & 2 BA's, office & a multi use media/billiards room w/custom built ins. Step out to extensive covered outdoor living area, w/ hot tub & eating area all overlooking your beautiful firepit area. All this & a detached 1 level self-contained 2 BR, 1 BA, suite.

Priced at
\$2,375,000

Area	Lands End
Bedrooms	6
Bathrooms	5
Lot Size	1
Floor Space	4831

Age	2017
Taxes	5828
Tax Year	2018
MLS#	413521
Parking	Trp & Double



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