



# Features & Improvements

## 554 Gables Run

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### Property Features

- Private, wooded acre on a quiet cul-de-sac in Highgrove
- Located in top-rated school district: Birmingham Falls Elementary, Northwestern Middle, Milton High

### Interior Highlights

- Open-concept floor plan with 10-foot ceilings and abundant natural light
- Great room with beamed ceilings and fireplace
- Custom window treatments throughout, including Lutron motorized shades in living room and primary suite
- Plantation shutters on front of home
- Newly installed carpet

### Kitchen & Living

- Gourmet kitchen with upgraded Thermador and Bosch appliances (2026)
- Thermador gas range
- Bosch dishwasher, refrigerator/freezer, and microwave
- Large center island, walk-in pantry, and spacious mudroom

### Primary Suite

- Oversized primary suite with expansive custom walk-in closet
- Spa-inspired bath with soaking tub, double vanities, and separate shower

### Terrace Level

- Finished terrace level with large great room
- Expansive office or flexible living space
- Additional bedroom with full bath and separate powder room
- Substantial unfinished space for storage or future expansion

### Systems & Upgrades

- Lutron smart light switches
- Tesla EV charger installed in garage
- HVAC professionally maintained twice annually since July 2022 (T.E. Certified Homecare Program)
- Upstairs AC replaced July 2022
- Main level AC replaced April 2023

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