



Why You'll Love 5893 Lobdell Road

Hello, I'm Teresa Powell. Thank you for previewing my listing. My goal is always to create a collaborative process that works well for everyone involved. Please don't hesitate to call or text me with any questions at 614.679.9955.

General Features

- Custom Amish-built home with exceptional craftsmanship
- 8" baseboards throughout
- Vinyl ProVia board and batten siding with front/back timber-framed porches and eave accents
- Natural gas furnace with radiant heat redundancy system
- Multi-zone radiant heating system through most of home with an independent zone for the attached garage
- Natural gas tankless water heater/boiler – serves both radiant and domestic hot water (combination unit)
- 9' ceilings throughout unvaulted areas and 16' vaulted ceilings in the living and kitchen area
- Tray ceilings in entryway and dining with reclaimed oak accents
- 8' French entry doors
- 40'x60' attached garage with radiant heat zone
- 3rd garage door bay has thickened concrete to support 2-post lift. The 240V circuit and breaker are also prepped in the ceiling.
- Finished storage area and bonus room above garage
- 1/2 acre fenced-in backyard
- Unique parcel orientation separating home and farm
- Irrigation hoses throughout landscaped flowerbeds

Why You'll Love 5893 Lobdell Road

Interior Finishes

- Amish-built custom cabinetry
- Walk-in pantry with built-in custom cabinetry
- Cambria luxury quartz kitchen countertops and reclaimed oak island countertop
- Indoor gas and wood-burning fireplace

Outdoor Living

- Stamped concrete patio (20'x28') with custom seat wall and footing foundation
- Wood-burning fireplace and gas-burning firepit on patio
- Direct access to 8 miles of shared-use trails at Lobdell Nature Reserve — bridle trails, hiking, and disc golf

Equestrian Amenities

- 4 acres of 3-board horse-fenced pasture, divided into four separate paddocks
- 24'x36' horse barn with 10' overhang, 10' ceilings, and 12' aisleway
- 12'x12' concrete wash rack with hot and cold water
- 8'x12' insulated tack/grain room with hot and cold water
- 30'x36' dry lot for turnout
- 12'x24' detached hay storage barn
- Separate barn driveway for easy access

