

HOME FEATURES

2789 PHEASANT ROAD, ORONO, MN 55331



MAIN LEVEL

KITCHEN

- Oversized center island with prep sink
- High-end appliances including steamer oven, warming drawer, and Wolf range with griddle
- R/O system
- Additional prep area with marble counters, prep sink, second dishwasher, and walk-in pantry
- Bar room with custom cabinetry, sink, beverage cooler, and pass-through window to dining room

LIVING + ENTERTAINING SPACES

- Screen porch with outdoor kitchen featuring refrigerator, cabinetry, phantom screens, ceiling fans, and built-in heaters
- Fireplaces in both sunroom and living room
- South-facing study with custom built-ins and closet
- Two guest baths
- Office near mudroom
- Mudroom with lockers, walk-in closet, and built-in dog kennel

ADDITIONAL FEATURES

- High level of finishes including hickory floors, extensive cabinetry, custom closets, and unique ceiling details throughout
- Elevator serving all three floors
- Whole-house A/V system
- Geothermal heat
- Heated, extra-deep four-car garage with gas heater, floor drains, sink, and epoxy floors
- Lower-level heated storage space with 9' ceilings, lakeside door, dog washing station, and drain

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UPPER LEVEL

- Primary bedroom with fireplace and luxury bath with in-floor heat and two large walk-in closets with built-in cabinetry
- Laundry room with sink, built-in drying racks, and custom storage
- Studio with vaulted/beamed ceiling — painting/craft room with vented lighting, beverage cooler, hidden storage, and built-in extra-long twin bed with trundle
- Exercise room
- Three additional bedrooms with ensuite or Jack-and-Jill baths

LOWER LEVEL

- Full custom bar, gas fireplace, and beamed ceilings
- Future wine room
- Playroom with Dutch door
- Guest room with adjacent $\frac{3}{4}$ bath and second laundry room
- Patio with phantom screens, wood-burning fireplace, TV, and hot tub
- Boathouse at water's edge with sink and electricity